

## Citizen Warrant Article

11/3/2021  
12:25  
LLR

## Primary Sponsor

Name:

Kelly Jackson

Address:

109 Old South rd

Email:

J-Jamesjaxjr@yahoo.com

Phone #:

508-353-5453

Warrant Article Title:

Zoning Map Change R-20 to CTEC and  
or /CN-Old South road

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



## CITIZEN ARTICLE PETITION FORM

## Zoning Map Change: R-20 to CTEC and/or CN-Old South Road

To see if the Town will vote to take the following actions in regard to the following properties:

Map	Lot	Number	Street
68	1032	105	Old South Road
68	1033	107	Old South Road
68	166	109	Old South Road
68	174		OLD SOUTH ROAD
68	209		OLD SOUTH ROAD
68	210		OLD SOUTH ROAD

- (1) Amend the Zoning Map of the Town of Nantucket by placing the foregoing properties, currently located in the Residential-20 (R-20) district, in the CTEC (Commercial-Trade, Entrepreneurship and Craft) and/or CN (Commercial-Neighborhood) zoning district.

All as shown on the attached map.

Or to take any other action related thereto.

**SIGNERS' STATEMENT** We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Annual Town Meeting Citizen Warrant Articles require the signature of at least 10 registered voters.  
Special Town Meeting Citizen Warrant Articles require the signature of at least 100 registered voters (or 10% of registered voters, whichever is the lesser number).

Your signature should be written as substantially as registered. If you are prevented by physical disability from writing you may authorize some person to write your name and residence in your presence.

I II III						
	C K	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Printed Name	Ward 0	Prec 1	Now living at (street and number)
1	✓	James Jackson	James Jackson			109 Old South Rd
2	✓	Kelly Jackson	Kelly Jackson			109 Old South Rd
3	✓	Therese Kaschuk	Therese Kaschuk			13 Torrylane
4	✓	Joan Bunting	Joan Bunting			116 Old South Rd
5	✓	Ellen Glowacki	Ellen Glowacki			35 Pine Crest Dr
6	✓	Tammy King	Tammy King			39 Pine Crest Dr
7	✓	Makalia King	Makalia King			39 Pine Crest Dr
8	✓	Sandra Jackson	SANDRA JACKSON			32 Vesper Ln
9	✓	Gloria E Gasnarez	Gloria E Gasnarez			313 Nantux Rd
10	✓	M. Ellen Mayo	M. Ellen Mayo			2 Surfside Dr



11	✓ Val Dora Deir	VANORVE OLIVER			3B NEWTOWN RD.
12	✓ Whitney Conrad	Whitney Conrad			4 Pine Tree Rd
13	✓ <del>Michael Spiller</del>	<del>Michael Spiller</del>			65 S. Shore Rd.
14	✓ Cynthia Egan	CYNTHIA EGAN			77 OLD SOUTH RD
15	✓ Sherry Chitester	Sherry Chitester			82 Old South Rd
16	✓ <del>Tom Harlow</del>	<del>Tom Harlow</del>			20 Dunford Lane
17	✓ Gail Holgate	GAIL HOLGATE			6A Folger Ave
18	✓ Amy L. Eldridge	Amy L. Eldridge			56 Sankaty Rd
19	✓ Linda M. Roberts	Linda M Roberts			13 Milestone Crossing
20	✓ Christopher Roberts	Christopher Roberts			13 Milestone Crossing

#### Instructions to Registrars

You must time-stamp or write in date and time these papers are received. Check thus ✓ against the name of qualified voter to be certified. For names not certified, use the codes opposite.

N= no such registered voter at that address.

S= unable to identify signature or address as that of voter because of form of signature or address, or illegible. W= wrong district or community.

T= already signed this petition.

#### Certification of signatures

We certify that (17) SEVENTEEN signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three registrars' names must be signed or stamped)

below) Registrars of Voters of the Town of Nantucket

Nancy Z. Holmes

Gance M. Coffin

Carolyn A. Gould



# Zoning Map: R-20 to C-TEC and/or CN



## MAP FOR REFERENCE ONLY NOT A LEGAL DOCUMENT

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 07/29/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



## Citizen Warrant Article

Received  
11-8-2021  
2:10pm  
LR

## Primary Sponsor

Name: John F McGrady Jr  
Address: 17 Atlantic Ave, Nantucket, MA  
Email: mcgradyack@comcast.net  
Phone #: (508) 325-2899

Warrant Article Title: Recind Article 77 of the 2018 Annual Town Meeting

To see if the Town will vote to (may attach body of article on separate page):

*Recind Article 77 of the 2018 Annual Town Meeting as to so much of the article that pertains to the taking of 10 Surfside Road, Tax Accessors Map 55, Parcel 137, (a portion of) and return said to the care, custody and control of the Nantucket School Committee to be held for school purposes*

; or otherwise act thereon.





## Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed:	Date Rec'd by Town Admin:
Article Title: <i>Recind a portion of Article 77 of ATM of 2018</i>	
Sponsor Name: <i>John F McGrady Jr</i>	Email: <i>mcgradyack@comcast.net</i>

<i>1</i>	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	<i>To return property to the Nantucket School Committee.</i>
<i>2</i>	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	
<i>3</i>	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	Absoutly zero dollars
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	There would be no need for any new position or expenses
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	It wiuold require a rethink of traffic plans near the schools

September 2019



B

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by  
Registrars11-8-2021 2:10 pm  
LLR

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d  0	P r e c t ic e  1
1	✓ John F. McGarry Jr	17 Atlantic Ave	0	1
2	✓ Jacqueline McGrady	44 A Somerset Lane	0	1
3	✓ Peter Swenson	44 A Somerset Lane	0	1
4	✓ Sean McGarry	18 W. York Ln	0	1
5	✓ Patricia McGrady	14 West York Ln	0	1
6	✓ Jacob Martinson	14 W York Ln	0	1
7	✓ Pamela McGrady	15 Atlantic Ave	0	1
8	✓ Patricia F McGrady	17 Atlantic Ave	0	1
9	✓ James Gosselin	15 Atlantic Ave	0	1
10	✓ Amy Olson	14 Cynthia Lane	0	1
11	✓ Suzanne Brown	324 Polpis Rd	0	1
12	✓ James Perelman	65A Milestone Rd	0	1
13	✓ Georgia Burns	16 Allens Lane	0	1
14	✓ Richard Harrington	5 Pochuck Ave	0	1
15	✓ Jerome Mack	2 Newtown Rd	0	1
16	✓ Toby Brown	324 Polpis Rd	0	1
17	✓ Sarah E. Maxwell	6 Dooley Ct.	0	1
18	✓ Barbara Ballou	14 Martin Street	0	1
19	✓ Crystal Mautner	82A Old South Rd	0	1
20			0	1

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

James M. Coffin  
Carolyn A. Gould  
Percy J. Holmes

Registrars of Voters of the Town of Nantucket



**Citizen Warrant Article**

Received  
11-8-2021  
2:10pm  
LLR

*Primary Sponsor*

Name: John F McGrady Jr  
Address: 17 Atlantic Ave., Nantucket, MA  
Email: mcgradyack@comcast.net  
Phone #: (508) 325-2899

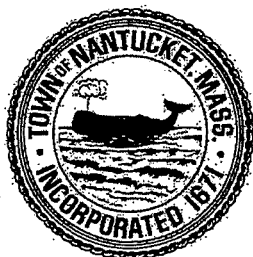
*Scheduling*  
Warrant Article Title: Scheduling of Annual Town Meeting

To see if the Town will vote to (may attach body of article on separate page):

*Direct the Select Board allow at least fourteen (14) days time between the Annual Town Meeting and the subsequent Election*

; or otherwise act thereon.





## Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed:	Date Rec'd by Town Admin:
Article Title: <i>Scheduling of Annual Town Meeting</i>	
Sponsor Name: <i>John F McGrady Jr</i>	Email: <i>mcgradyack@comcast.net</i>

<b>1</b>	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	<i>To allow voters who were unable to attend the Annual Town Meeting the opportunity to discuss and publish their opinions about override articles before having to vote on them at the election</i>
<b>2</b>	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	<i>It would make for a more educated voter panel</i>
<b>3</b>	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	Absoutely zero costs
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	No
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	

September 2019



C

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by

Registrars

11-8-2021 2:10pm  
WR

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

	C h e c k	I Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	II Now Living At (Street and Number)	W a r d	P r e c t o r y	III PRINTED NAME
1	✓	John F. McGarry Jr	17 Atlantic Ave	0	1	John F. McGarry Jr
2	✓	Jacqueline McGarry	44 A Somerset Lane	0	1	Jacqueline McGarry
3	✓	Peter Swenson	44 A Somerset Lane	0	1	Peter Swenson
4	✓	Sean McGarry	18 W. York Ln	0	1	Sean McGarry
5	✓	Patricia McGarry	14 W. York Ln	0	1	Patricia McGarry
6	✓	Jacob Martenson	14 W York Ln	0	1	Jacob Martenson
7	✓	Pamela McGarry	15 Atlantic Ave	0	1	Pamela McGarry
8	✓	PATRICIA F McGARRY	17 ATLANTIC AVE	0	1	PATRICIA F McGARRY
9	✓	Jane Gonsky	15 Atlantic Ave	0	1	Jane Gonsky
10	✓	A Olson	14 Cynthia Lane	0	1	Amy Olson
11	✓	Sorelle Brown	304 Blas Rd	0	1	Sorelle Brown
12	✓	JAMES PERZEMAN	65A Milestone Rd	0	1	JAMES PERZEMAN
13	✓	Georgia Burns	16 AILENS LANE	0	1	GEORGIA BURNS
14	✓	Richard Harrington	5 Pockick Ave	0	1	Richard Harrington
15	✓	Jerome Mack	2 Newtown Rd	0	1	Jerome Mack
16	✓	Toby Brown	324 Polaris Rd	0	1	Toby Brown
17	✓	Sarah E Maxwell	6 Dooley Ct	0	1	Sarah E Maxwell
18	✓	Barbara Ballou	14 Mann Street	0	1	Barbara Ballou
19	✓	Crystal Maunier	82A Old South Rd	0	1	Crystal Maunier
20				0	1	

## Instructions to Registrars

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Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

James M. Coffey  
Carolyn A. Gould  
Registrars of Voters of the Town of Nantucket  
Barry J. Holmes



DATE and TIME this paper  
received by Registrars

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W P a r e d c e 0 1	PRINTED NAME
1		10 MIDLAND AVE	0 1	BRUCE MANDEL
2		14 Helens Dr.	0 1	HAROLD LINDLEY
3		10 F St.	0 1	Kathleen Grieder
4		10 F STREET	0 1	BILL GRIEDER
5		14A Helens Dr.	0 1	Deacon Lindley
6		16 Hawthorne Lane	0 1	William P. Hourihan
7		16 Hawthorne Ln	0 1	Louise Hourihan
8		16 Hawthorne Ln	0 1	Evan C. Hourihan
9		74 N. Beach St.	0 1	DEBORAH VAN DYKE
10		9 MIDLAND AVENUE	0 1	JESSE GIRARD
11		11 MIDLAND AVE	0 1	Joseph P. Lipuma
12		11 Midland Ave	0 1	Victoria E. Girvan
13		33 N. Liberty St.	0 1	THOMAS MONTGOMERY
14		15 BARBER LN	0 1	HOMER F. RAGAN
15		25 APPLETON RD	0 1	CRAIG R. SANFORD

### Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

### CERTIFICATION OF SIGNATURES

We certify that (13) signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

*Primary Sponsor*

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Email: \_\_\_\_\_

Phone #: \_\_\_\_\_

Warrant Article Title: \_\_\_\_\_

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



## Citizen Warrant Article

### Primary Sponsor

Name: Bruce Mandel  
 Address: 10 Midland Avenue; Nantucket, MA 02554  
 Email: [Bruce.Mandel@gmail.com](mailto:Bruce.Mandel@gmail.com)  
 Phone #: 914-714-9740

Warrant Article Title: Containers for alcoholic beverages of less than or equal to 100 milliliters

To see if the Town will vote to amend Chapter 125A (Regulation of Sale, Distribution and Commercial Use of Certain Single-Use Plastics) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by ~~strikeout~~; these methods to denote changes are not meant to become part of the final text and, further, that non-sustentative changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

### Chapter 125A. Single-Use Plastics

#### Article I. Regulation of Sale, Distribution and Commercial Use of Certain Single Use Plastics

##### §125A-1. Definitions and Purpose

###### A. Definitions

**BOXED WATER** - Any type of drinking water, flavored water, carbonated water, energy drink packaged in an aseptic carton, like the type often used for holding coconut water, soymilk, soups, and the like. These cartons are typically promoted as being more than 75% made from recycled paper or other fibers, but the rest is often a set of plastic parts such as a cap and pouring ring and internal layers or linings made from petroleum-based plastics such as polyethylene and aluminum.

**CARBONATED WATER** - Water that contains dissolved carbon dioxide gas, either artificially injected under pressure or occurring due to natural geological processes. Carbonization causes small bubbles to form, giving the water an effervescent quality. Also known as "sparkling water", "tonics", "soda water", "club soda", "tonic water", "seltzer", "pop", and the like.

**COMMERCIAL USE** - Use by a business, directly/indirectly for financial gain or convenience.

**DRINKING WATER** - Potable, unflavored, non-carbonated water that is safe to drink or to use for food preparation.

**ENERGY DRINK** - A type of drink containing sugar and/or other stimulant compounds when packaged in a petroleum based plastic container or package in a plastic lined paper or similar fiber package.

**FLAVORED WATER** - A category of beverage marketed as water which contains an array of additional ingredients, including, but not limited to, natural and artificial flavors, sugars, sweeteners, vitamins, minerals, and other "enhancements".

**PETROLEUM-BASED PLASTIC** - Plastic materials manufactured using petroleum-derived polymers. Compostable plastics as defined by ASTM International are exempted from this bylaw.

**SINGLE-USE PLASTICS** - Petroleum-based plastic products that are intended to be used only once before they are thrown away. They are "disposable" products. The items covered by this bylaw are listed herein.

- B. Purpose: The purpose of the bylaw is to protect the health and safety of Nantucket's present and future generations, protect the Town's single-source aquifer, its scenic visage, historic status, reduce litter, reduce the threat to the environment caused by rapid filling of the landfill space and by possible introduction of toxic by-products into the groundwater and general environment, protect marine animals and food sources and save the citizens of the Town money. There are safe alternatives for each of the single use petroleum-based plastic items banned.

##### § 125A-2 Sale, distribution and commercial use of petroleum-based single-use plastic products.

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic products in the Town and County of Nantucket on or after June 1, 2020:

- A. Straws and drink stirrers;
- B. Flexible can and bottle yokes;
- C. Drinking cups and lids;
- D. Plates, bowls and eating utensils;
- E. Defined products in plastic, non-compostable or non-recyclable containers of one liter (34 ounces) or less;
- F. Single use, non-recyclable beverage pods;



## Citizen Warrant Article

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic products in the Town and County of Nantucket on or after June 1, 2022:

- G. Flushable wipes containing plastic fibers, cloth fibers and/or anti-bacterial chemicals;
- H. Plastic stick ear buds

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic or glass products in the Town and County of Nantucket on or after June 1, 2023:

- I. Containers for alcoholic beverages of less than or equal to 100 milliliters

### § 125A-3 Exemption for emergencies and other.

- A. Drinking water. Sales occurring after a declaration of an emergency adversely affecting availability and/or quality of drinking water to Nantucket residents by the Emergency Management Director or other duly authorized Town, Commonwealth or United States official shall be exempt from this bylaw until seven calendar days after such declaration has ended.
- B. Medical packaging and medically required usage are exempted providing no recyclable alternatives are available.
- C. Compostable plastics are exempted from this bylaw, except for commercially compostable plastics that cannot be composted on Nantucket.

### § 125-4 Enforcement process.

Enforcement of this bylaw shall be the discretionary responsibility of the Town Manager or her/his designee. Police officers and health agents have the authority to enforce this bylaw. The Town Manager shall determine the inspection process to be followed, incorporating the process into other Town duties as appropriate. Any establishment conducting sales, distribution or otherwise engaging in the commercial use of the prohibited plastic products in violation of this bylaw shall be subject to a noncriminal disposition fine as specified in Article II of Chapter 1 of the Code of the Town of Nantucket under MGL c. 40, § 21D. Any such fines shall be paid to the Town of Nantucket. Enforcement shall be through the process of noncriminal disposition under MGL c. 40, § 21D, and Article of Chapter 1 of the Code of the Town of Nantucket.

### §125A-5 Suspension of bylaw.

If the Town Manager determines that the cost of implementing and enforcing this bylaw has become unreasonable, then the Town Manager shall so advise the Select Board, and the Select Board shall conduct a public hearing to inform the citizens of such costs. After the public hearing, the Select Board may continue this bylaw in force or may suspend it permanently or for such length of time as they may determine.

### §125A-6. Severability.

The provisions of this bylaw are severable. If any part of this bylaw should be held invalid by a court of competent jurisdiction, such invalidity shall not affect the remainder of the bylaw, and the remainder of the bylaw shall stay in full force and effect.



DATE and TIME this paper  
received by Registrars

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d c o d e	PRINTED NAME
1		10 MIDLAND AVE	0 1	Bruce Manden
2		14 Helens DR	0 1	Harold Lindley
3		10 F St.	0 1	Kathleen Grieder
4		10 F STREET	0 1	Bill GRIEDER
5		14A Helens Dr.	0 1	Deacon Lindley
6		16 Hawthorne Ln	0 1	Louise Hourihan
7		16 Hawthorne Ln	0 1	William P. Hourihan
8		16 Hawthorne Ln	0 1	Evan Hamilton
9		74 N. Beach St.	0 1	DEBORAH VAN DYKE
10		9 MIDLAND AVENUE	0 1	Jesse GIRARD
11		11 MIDLAND AVE	0 1	Joseph P. L. Fenn
12		11 Midland Ave	0 1	Victoria Girvan
13		33 N. Liberty St.	0 1	Thomas Montgomery
14		15 Bayberry Ln	0 1	HOMER F. DAVIS
15		25 APPLETON RD	0 1	CRAIG R. SANFORD

### Instructions to Registrars

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Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

- N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

### CERTIFICATION OF SIGNATURES

We certify that (13) signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

### Primary Sponsor

Name: Bruce Mandel  
 Address: 10 Midland Avenue; Nantucket, MA 02554  
 Email: [Bruce.Mandel@gmail.com](mailto:Bruce.Mandel@gmail.com)  
 Phone #: 914-714-9740

Warrant Article Title: Single use plastic fiber tobacco filter products.

To see if the Town will vote to amend Chapter 125A (Regulation of Sale, Distribution and Commercial Use of Certain Single-Use Plastics) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-sustentative changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

### Chapter 125A. Single-Use Plastics

#### Article I. Regulation of Sale, Distribution and Commercial Use of Certain Single Use Plastics

##### §125A-1. Definitions and Purpose

###### A. Definitions

**BOXED WATER** - Any type of drinking water, flavored water, carbonated water, energy drink packaged in an aseptic carton, like the type often used for holding coconut water, soy milk, soups, and the like. These cartons are typically promoted as being more than 75% made from recycled paper or other fibers, but the rest is often a set of plastic parts such as a cap and pouring ring and internal layers or linings made from petroleum-based plastics such as polyethylene and aluminum.

**CARBONATED WATER** - Water that contains dissolved carbon dioxide gas, either artificially injected under pressure or occurring due to natural geological processes. Carbonization causes small bubbles to form, giving the water an effervescent quality. Also known as "sparkling water", "tonics", "soda water", "club soda", "tonic water", "seltzer", "pop", and the like.

**COMMERCIAL USE** - Use by a business, directly/indirectly for financial gain or convenience.

**DRINKING WATER** - Potable, unflavored, non-carbonated water that is safe to drink or to use for food preparation.

**ENERGY DRINK** - A type of drink containing sugar and/or other stimulant compounds when packaged in a petroleum based plastic container or package in a plastic lined paper or similar fiber package.

**FLAVORED WATER** - A category of beverage marketed as water which contains an array of additional ingredients, including, but not limited to, natural and artificial flavors, sugars, sweeteners, vitamins, minerals, and other "enhancements".

**PETROLEUM-BASED PLASTIC** - Plastic materials manufactured using petroleum-derived polymers. Compostable plastics as defined by ASTM International are exempted from this bylaw.

**SINGLE-USE PLASTICS** - Petroleum-based plastic products that are intended to be used only once before they are thrown away. They are "disposable" products. The items covered by this bylaw are listed herein.

- B. Purpose: The purpose of the bylaw is to protect the health and safety of Nantucket's present and future generations, protect the Town's single-source aquifer, its scenic visage, historic status, reduce litter, reduce the threat to the environment caused by rapid filling of the landfill space and by possible introduction of toxic by-products into the groundwater and general environment, protect marine animals and food sources and save the citizens of the Town money. There are safe alternatives for each of the single use petroleum-based plastic items banned.

##### § 125A-2 Sale, distribution and commercial use of petroleum-based single-use plastic products.

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic products in the Town and County of Nantucket on or after June 1, 2020:

- A. Straws and drink stirrers;
- B. Flexible can and bottle yokes;
- C. Drinking cups and lids;
- D. Plates, bowls and eating utensils;
- E. Defined products in plastic, non-compostable or non-recyclable containers of one liter (34 ounces) or less;
- F. Single use, non-recyclable beverage pods;



## Citizen Warrant Article

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic products in the Town and County of Nantucket on or after June 1, 2022:

- G. Flushable wipes containing plastic fibers, cloth fibers and/or anti-bacterial chemicals;
- H. Plastic stick ear buds

It shall be unlawful to sell, distribute or commercially use the following single-use petroleum-based plastic or glass products in the Town and County of Nantucket on or after June 1, 2023:

- I. Single use plastic fiber tobacco filter products.

### § 125A-3 Exemption for emergencies and other.

- A. Drinking water. Sales occurring after a declaration of an emergency adversely affecting availability and/or quality of drinking water to Nantucket residents by the Emergency Management Director or other duly authorized Town, Commonwealth or United States official shall be exempt from this bylaw until seven calendar days after such declaration has ended.
- B. Medical packaging and medically required usage are exempted providing no recyclable alternatives are available.
- C. Compostable plastics are exempted from this bylaw, except for commercially compostable plastics that cannot be composted on Nantucket.

### § 125-4 Enforcement process.

Enforcement of this bylaw shall be the discretionary responsibility of the Town Manager or her/his designee. Police officers and health agents have the authority to enforce this bylaw. The Town Manager shall determine the inspection process to be followed, incorporating the process into other Town duties as appropriate. Any establishment conducting sales, distribution or otherwise engaging in the commercial use of the prohibited plastic products in violation of this bylaw shall be subject to a noncriminal disposition fine as specified in Article II of Chapter 1 of the Code of the Town of Nantucket under MGL c. 40, § 21D. Any such fines shall be paid to the Town of Nantucket. Enforcement shall be through the process of noncriminal disposition under MGL c. 40, § 21D, and Article of Chapter 1 of the Code of the Town of Nantucket.

### §125A-5 Suspension of bylaw.

If the Town Manager determines that the cost of implementing and enforcing this bylaw has become unreasonable, then the Town Manager shall so advise the Select Board, and the Select Board shall conduct a public hearing to inform the citizens of such costs. After the public hearing, the Select Board may continue this bylaw in force or may suspend it permanently or for such length of time as they may determine.

### §125A-6. Severability.

The provisions of this bylaw are severable. If any part of this bylaw should be held invalid by a court of competent jurisdiction, such invalidity shall not affect the remainder of the bylaw, and the remainder of the bylaw shall stay in full force and effect.



Consistently, cigarette butts are the most found item in cleanups and data collections. Let's act on this today!

<https://globalnews.ca/news/4418956/cigarette-butts-ocean-pollution-ban/>

Katie Dangerfield September 7, 2018

Cigarette butts are polluting the ocean more than plastic straws — so why not ban these?

Plastic straws are getting all the attention lately, with cities like Vancouver and Seattle banning the use of them. Even major corporations like Starbucks and McDonald's have jumped on the environmental bandwagon and implemented their own plastic straw ban, citing ocean pollution.

But there is a worse polluter floating in the ocean, damaging habitats, poisoning fish and costing tax dollars for cleanup and disposal, according to environmental experts.

On Monday, a report by NBC News named cigarette butts as the single greatest source of ocean pollution — surpassing plastic straws.

The filters in cigarettes are made of tiny plastic particles that take decades or more to decompose. And they serve no use. According to a World Health Organization (WHO) report, cigarette filters were created in the 1950s by the tobacco industry in an effort to make smoking a "healthier" alternative to unfiltered cigarettes.

"As we now know, claims that filtered cigarettes were 'healthier' were fraudulent," the WHO said in its report.

And while the banning of plastic straws is gaining momentum, some experts believe the focus should be on cigarette filters instead.

A campaign, called the Cigarette Butt Pollution Project, hopes to "eradicate" cigarette butts and tobacco waste from the environment.

According to the project, out of the 5.6 trillion cigarettes that are made with these filters each year, almost two-thirds are dumped irresponsibly. Many of the filters contain harsh chemicals like nicotine, arsenic and heavy metals.

"Tossing a cigarette butt on the ground has since become one of the most accepted forms of littering globally and borders on a social norm for many smokers," the WHO said in its report, adding that around 680 million kilograms of tobacco waste litters the world each year.

Tobacco product waste also contains over 7,000 toxic chemicals, including known human carcinogens, which leach into and accumulate in the environment, the WHO stated.

"This toxic waste ends up on our streets, in our drains and in our water. Research has shown that harmful chemicals leached from discarded butts, which include nicotine, arsenic and heavy metals, can be acutely toxic to aquatic organisms," the report said.

The Truth initiative, a U.S.-based anti-smoking organization, also launched a campaign



targeting cigarette butts calling it “the most littered item in the world.”

But there are people trying to fix this problem.

A San Diego startup called, Greenbutts is developing a filter made of organic material, like hemp and wood pulp, that quickly breaks down in soil or water. According to NBC, the company says its product is ready for market and can be delivered for a reasonable price if it's mass produced.

There is also the International Coastal Cleanup, put on by the Ocean Conservancy. The initiative has been taking place since 1986, and every September millions of volunteers from around the world — including Canada — clean up trash from beaches and waterways. There is also a goal of documenting the trash littering the coastline.

“But we still need more research on the impact of the fibres on marine animals and humans. We do know that the plastic can break up in many small fibres that can be ingested.”

He said educating people on the impact cigarettes filters have on the environment is key as a lot of people may not know.

“So letting people know it's not just flicking away paper and tobacco, but also plastic that can go into the marine environment,” Mallos said.

And people are starting to talk about the environmental hazards of the filters.

In February 2018, California politician, Mark Stone introduced legislation that would prohibit cigarette butts that contain a filter.

“California has strong laws to deter people from littering, but in spite of the threat of having to pay up to \$1,000 in fines and cleaning up litter for up to 24 hours, people continue to discard cigarette butts on roadways, in parks, in gutters, and other places in their communities,” the legislation stated.

“In annual ocean cleanups in 2016, cigarette butts remained the top collected item of litter in California, in the United States, and internationally.”

The bill was not passed, but despite this, Mallos said it clearly indicates that the issue is moving forward.

#### NEW ARTICLE:

Cigarettes are made from four components, each of which is describe below.

1. Filters
2. Tobacco
3. Additives
4. Cigarette wrapper

Cigarettes today are typically 85 or 100 mm long, and have diameters of about 8 mm. Their filters are usually 20 to 30 mm long, so a typical cigarette has 55 to 80 mm of tobacco.



### 1. Filters:

Cigarette filters are specifically designed to absorb vapors and to accumulate particulate smoke components. Filters also prevent tobacco from entering a smoker's mouth and provide a mouthpiece that will not collapse as the cigarette is smoked. Filters generally have the following components:

A "plug" of acetate cellulose filter tow

95% of cigarette filters are made of cellulose acetate (a plastic), and the balance are made from papers and rayon. The cellulose acetate tow fibers are thinner than sewing thread, white, and packed tightly together to create a filter; they can look like cotton. Other materials have been tried and rejected in favor of the taste that acetate produces. Filters vary in filtration efficiency, depending on whether the cigarette is to be "light" or regular.

How many fibers are in a cigarette filter?

The following is quoted from a research paper by researchers from the New York State Department of Health, the Roswell Park Cancer Institute, and Cornell University. Click here for full article.

"Viewing the white face of the cigarette filter with the naked eye and compression of the filter column with the fingers would suggest that the filter is made of a sponge-like material. However, opening the cigarette filter, by cutting it lengthwise with a razor, reveals that it consists of a fibrous mass. Spreading apart the matrix reveals some of the more than 12 000 white fibers. Microscopically, these fibers are Y shaped and contain the delustrant titanium dioxide. The fibers are made of cellulose acetate, a synthetic plastic-like substance used commonly for photographic films. A plasticiser, triacetin (glycerol triacetate), is applied to bond the fibers."

Based on the experimental evidence from animal inhalation studies TiO<sub>2</sub> nanoparticles are classified as "possible carcinogenic to humans" by the International Agency for Research on Cancer and as occupational carcinogen by the National Institute for Occupational Safety and Health. Nov 16, 2011

<https://www.ncbi.nlm.nih.gov> > pmc

The International Agency for Research on Cancer (IARC) has classified titanium dioxide as "possibly carcinogenic to humans," based on studies that showed increased lung tumors in rats associated with titanium dioxide inhalation.

<https://www.chemicalsafetyfacts.org> > ...

MORE:



270.000 cigarette butts collected by 240 volunteers in 3 hours in Brussels.

Discarding your cigarette butts into the streets, around trees or in sewers, an act that seems harmless enough but wait... Every second 137.000 cigarette butts are discarded per second. A cigarette butt contains plastic, 4000 chemicals, is non biodegradable and pollutes all by itself 500 liters of water. It is the most common piece of trash you can find in our environment. We are sure that you would never just throw your plastic packaging or your empty drinking cans into the streets. Dear friends who smoke, you can make the difference by equipping yourself with a pocket ashtray or by throwing your extinguished cigarette butt in a bin. The world is no ash tray.

Cigarette butts, not straws, are the #1 source of plastic pollution in the ocean, according to new report

A group of 240 volunteers recently picked up a quarter million cigarette butts off the streets of Brussels in just 3 hours

They were trying to raise awareness around the common misconception that cigarette butts are harmless, biodegradable bits of paper.

"The white fibers you see in a cigarette filter are NOT cotton, but a plastic that can persist in the environment as long as other forms of plastic," say researchers at Longwood University in Virginia.

The filters are made of a type of plastic called cellulose acetate, which can take over a decade to degrade into microscopic fibers of plastic. And, like most plastics, it never fully biodegrades.

Cigarettes are the No. 1 source of plastic polluting the world's oceans, according to a recent report by NBC News

For 32 consecutive years, cigarette butts have been the single most collected item on the world's beaches, according to the Ocean Conservancy.

The organization has removed more than 60 million butts from beaches since 1986.

That's more than all the plastic wrappers, containers, bottles, caps and utensils collected put together.

About two-thirds of the 5 trillion cigarettes produced each year are improperly disposed of, according to Cigarette Butt Pollution Project.

In addition to plastic pollution, the filters add hundreds of toxic chemicals to waterways



**Citizen Warrant Article***Primary Sponsor*Name: Joseph Phillip MinellaAddress: 6 Gingy Lane, Nantucket MAEmail: JosephMinella@yahoo.comPhone #: 774 563 0211Warrant Article Title: Home Rule Petition: Prohibiting Fertilizer

To see if the Town will vote to (please see attached body of article on separate page):



**ARTICLE \_\_\_\_**  
**(Home Rule Petition: An Act Prohibiting the Application of Fertilizer in the Town of Nantucket)**

To see if the Town will vote to request its representatives in the General Court to introduce special legislation, the text of which is set forth below, prohibiting the application of fertilizer in the Town of Nantucket except for farming purposes, and to authorize the General Court, with the approval of the Select Board, to make changes of form to the text thereto as may be necessary or advisable in order to accomplish the intent and public purpose of this legislation in order to secure passage

An Act Prohibiting the Application of Fertilizer Used in the Town of Nantucket Except for Farming Purposes

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:*

Section 1. There is sound scientific evidence to conclude that nitrogen and phosphorus in fertilizers are contaminants that negatively affect fresh and salt waters when present in excessive amounts. These excessive amounts of nitrogen and phosphorus contribute to undesirable algae and aquatic plant growth within all Nantucket water bodies. This undesirable algae and aquatic plant growth has an adverse effect on public health through the degradation of waters used for drinking water, shell fishing, and recreational swimming and boating.

Section 2. It is necessary to prohibit the application of fertilizer that contains phosphorus and nitrogen so as to improve the water quality of the Town of Nantucket. The soils of Nantucket are unique insofar as Nantucket has significant amounts of coarse, sandy soils that are subject to rapid water infiltration, percolation and leaching of nutrients, and such unique local conditions require that Nantucket prohibit the application of nitrogen and phosphorus added to soils through the application of fertilizers. This Act should help Nantucket to achieve compliance with the Total Maximum Daily Loads (TMDL) prescribed by the Commonwealth of Massachusetts for nitrogen and phosphorus in its waters.

Section 3. Notwithstanding any General or Special law to the contrary, including but not limited to any General or Special law conferring exclusive authority upon the Department of Agriculture to regulate and control the application of fertilizers elsewhere in the Commonwealth, the application of fertilizer containing nitrogen or phosphorus, or any other pollutants in the Town of Nantucket, is hereby prohibited.

Section 4. This act shall take effect upon passage.

Or to take any other action related thereto.



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on May 2, 2022.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I

II

III

	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d c o d e	P r e c i n t	PRINTED NAME
			6 Gingsy Lane			Joseph P Minella
1	✓		6 GINGSY LANE	01		PHILLIP J. MINELLA
2	✓		7 Marble Way	01		Leah Hill
3	✓		40 Polpis Road	01		Jeff Carlson
4	✓		5 Catherine Ln	01		G. Henry Sanford
5	✓		161 Old South Rd PO 473	01		Thais Fournier
6	N		90 Polpis Road	01		Bruce Beni
7	✓		73A Hooper Farm Rd.	01		Dalton T Frazier
8	N		67 Costa Ln	01		Liam McNamee
9	N		2 Candle St	01		Stephanie Sproule
10	✓		35 Tishum Ln	01		Rebecca M Becker
11	✓		56 N. Liberty St	01		James Edward Gillum
12				01		

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ☐ against the name of qualified voter to be certified.

For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE

signatures checked thus ☐ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by RegistrarsNov. 9, 2021  
530pm. [Signature]

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on May 2, 2022.

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I

II

III

	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c t 1	PRINTED NAME
1	✓	[Signature]	9 Twin Street	0	1	Roy Weedon
2	✓	[Signature]	3 Friendship Lane	0	1	Joseph H. Tormay
3	✓	[Signature]	13 Somerset Rd	0	1	Matthew Anderson
4	✓	[Signature] Robert R. DeCosta	22 Seagrass Ln	0	1	Robert R. DeCosta
5		[Signature]	24 Surfside Rd	0	1	Fran Schwanfelder
6		[Signature]	24 Surfside Rd	0	1	Katie Kaizer
7		[Signature]	14 Keel Ln	0	1	Samantha Denette
8		[Signature]	11 Brewster Rd	0	1	David Berry
9		[Signature]	19 A Gray Ave	0	1	Seth Enselboos
10		[Signature]	64 S. Shore Rd	0	1	Tara Riley
11		[Signature]	64 S. Shore Rd	0	1	Matthew Hill
12		[Signature]	7 Marble Way	0	1	Matt Hill

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check this ☐ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

- N no such registered voter at that address.  
S unable to identify signature or address as that of W  
wrong district or community.  
T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_

signatures checked thus ☐ are names of voters of the Town  
of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

[Signatures: James M. Coffin, Carolyn G. Gould, Nancy L. Holmes]

Registrars of Voters of the Town of Nantucket



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on May 2, 2022.

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I

II

III

	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c t 1	PRINTED NAME
1			165 Cliff Rd.	0	1	Neil Foley
2			7 Clover Place	0	1	Elizabeth Price
3			4 Darling St	0	1	Charles Kilbert
4			9 Goldfinch Dr	0	1	Jennifer Karberg
5			13 Correia Ln	0	1	Karen Beattie
6			13 Corne's Ln.	0	1	Douglas Beattie
7			139.5 HUMMOCK POND RD	0	1	EMILY MOLDEN
8			61 Polpis Rd	0	1	Kelly O'Malley
9			4 Marcus Way	0	1	Danielle O'Dell
10				0	1	
11				0	1	
12				0	1	

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ☐ against the name of qualified voter to be certified.

For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of W  
wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_

signatures checked thus ☐ are names of voters of the Town  
of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket





## Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed:	Date Rec'd by Town Admin:
Article Title: Home Rule Petition: Prohibiting Fertilizer	
Sponsor Name: Joseph Minella	Email: JosephMinella@yahoo.com

<i>1</i>	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	To make it illegal to apply fertilizer to any land on Nantucket outside of an agricultural setting.
<i>2</i>	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	If this petition goes through, the harbors and ponds will become healthier. This will have a positive ripple effect throughout the whole community. From the health of our eelgrass and shellfish to less harmful alga blooms in our ponds, this ban will be a great benefit for our island.
<i>3</i>	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	<p>The fertilizer bylaw is very informative, the below information is taken directly from it:</p> <ul style="list-style-type: none"> <li>• There is sound scientific evidence to conclude that nitrogen and phosphorus in fertilizers are contaminants that negatively affect fresh and salt waters when present in excessive amounts. These excessive amounts of nitrogen and phosphorus contribute to undesirable algal and aquatic plant growth within all Nantucket water bodies. This undesirable algal and aquatic plant growth has an adverse effect on public health through the degradation of waters used for drinking water, shellfishing, and recreational swimming and boating.</li> </ul>



	<ul style="list-style-type: none"> <li>Massachusetts Estuaries Program (MEP) has completed reports detailing the excessive nutrient loading of Nantucket's harbors, embayment's, salt ponds and coastal resources from multiple sources, including fertilizers. The MEP considers fertilizers as a "locally controllable source" of degradation to the water resources of Nantucket. As a result of the completed MEP Reports in Nantucket Harbor, Polpis Harbor, Madaket harbor, Long Pond and Sesechacha Pond, the Massachusetts Department of Environmental Protection (MassDEP) has issued Total Maximum Daily Loads (TMDLs) in these waters. These TMDLs are directives that the Town must meet with its water quality, which is enforced through the Federal Clean Water Act. Compliance with Regulation 75.00 will serve to reduce excessive nitrogen loadings to our water resources thus providing a partial solution to meet the TMDLs.</li> <li>The use of synthetic fertilizers in the 20th century has also increased the rate of eutrophication due to increased availability of usable nutrients. Ponds are subjected to nutrient inputs from improperly cited or failed septic systems influencing groundwater nutrient concentrations, fertilizers leaching into groundwater, paved roads, de-watering activities and mowed entry points diverting stormwater towards ponds, and enhanced nutrient concentrations in rain due to the burning of fossil fuels. Nutrient additions to aquatic systems such as ponds cause shifts in biological processes that can result in habitat degradation. The four great ponds managed by the Town have been receiving an excessive amount of nutrients through overland (runoff) and subsurface (beneath earth's surface) flow. These excess nutrients have led to overgrowth of algae and invasive plants, loss of native species, depletion of dissolved oxygen and decreased water clarity. These impacts diminish aesthetic appeal, impact recreational opportunities, and decrease the quality of ecological health both in and around the ponds. As such, excessive algae and seaweed growth can reduce water clarity and organic matter enrichment in water and sediments. This may lead to increased rates of oxygen consumption and periodic depletion of dissolved oxygen, specifically in bottom waters, as well as limiting the growth of desirable species. The increased organic matter deposition to the sediments generally result in a declining habitat quality for benthic infauna communities (animals living in the sediments). These changes in habitat quality result in a shift from high diversity (deep burrowing animals which include economically important species) to low diversity of organisms (shallow dwelling animals indicative of degraded habitat).</li> </ul>

4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	This ban should require no new funding, but if the town would like to hire a seasonal enforcement officer this position could be paid for through grants.



5	<i>Who do you envision executing the outcome of the article (will it require anew position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	The Natural Resources Department is currently responsible for enforcing the fertilizer regulations, instead of enforcing the regulations, they can enforce the ban.
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	The topic of this article supports many initiatives that are in the Nantucket Shellfish Management Plan: October 2012, most succinctly, the plans goal of: "Maintaining or improving the habitat associated with a healthy shellfish fishery."

September 2019



**Citizen Warrant Article**

11-15-2021  
9:00 am  
LLR

*Primary Sponsor*

Name: David J. Buckley  
Address: 8 Nobska Way, Nantucket, MA  
Email: david@dbuckleylaw.com  
Phone #: 508-221-0750

Warrant Article Title: Sewer District Map Change: 15 Milestone Crossing

To see if the Town will vote to (may attach body of article on separate page):

Amend the sewer district map to include 15 Milestone Crossing, identified as Nantucket Tax Assessor's Map 68, Parcel 457, which is currently outside the core sewer district

; or otherwise act thereon.



DATE and TIME this paper  
received by Registrars

11-15-2021

9:00 am

4R

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II		III	
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W r o n g d i s t r i c t	P r e s e n t
					PRINTED NAME
					David J. Buckley
1	✓		8 NOBSKA WAY	0	1
2	✓		25 BREWSTER ROAD	0	1
3	✓		19 Friendship Lane	0	1
4	✓		7 Sesapana Rd	0	1
5	✓		8 NOBSKA WAY	0	1
6	✓		26 MARYS LANE	0	1
7	✓		6 S. PASTORE LANE	0	1
8	✓		5A Pochick AVE	0	1
9	✓		10 Nobska Way	0	1
10	✓		10 NOBSKA WAY	0	1
11	✓		25 Brewster Rd	0	1
12			5 Nobska Way	0	1
13			4 Harbor Terrace	0	1
14			5 Toms Way	0	1
15			1 Rainbow's End	0	1
			22 Scorset Ave	0	1

### Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

### CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE

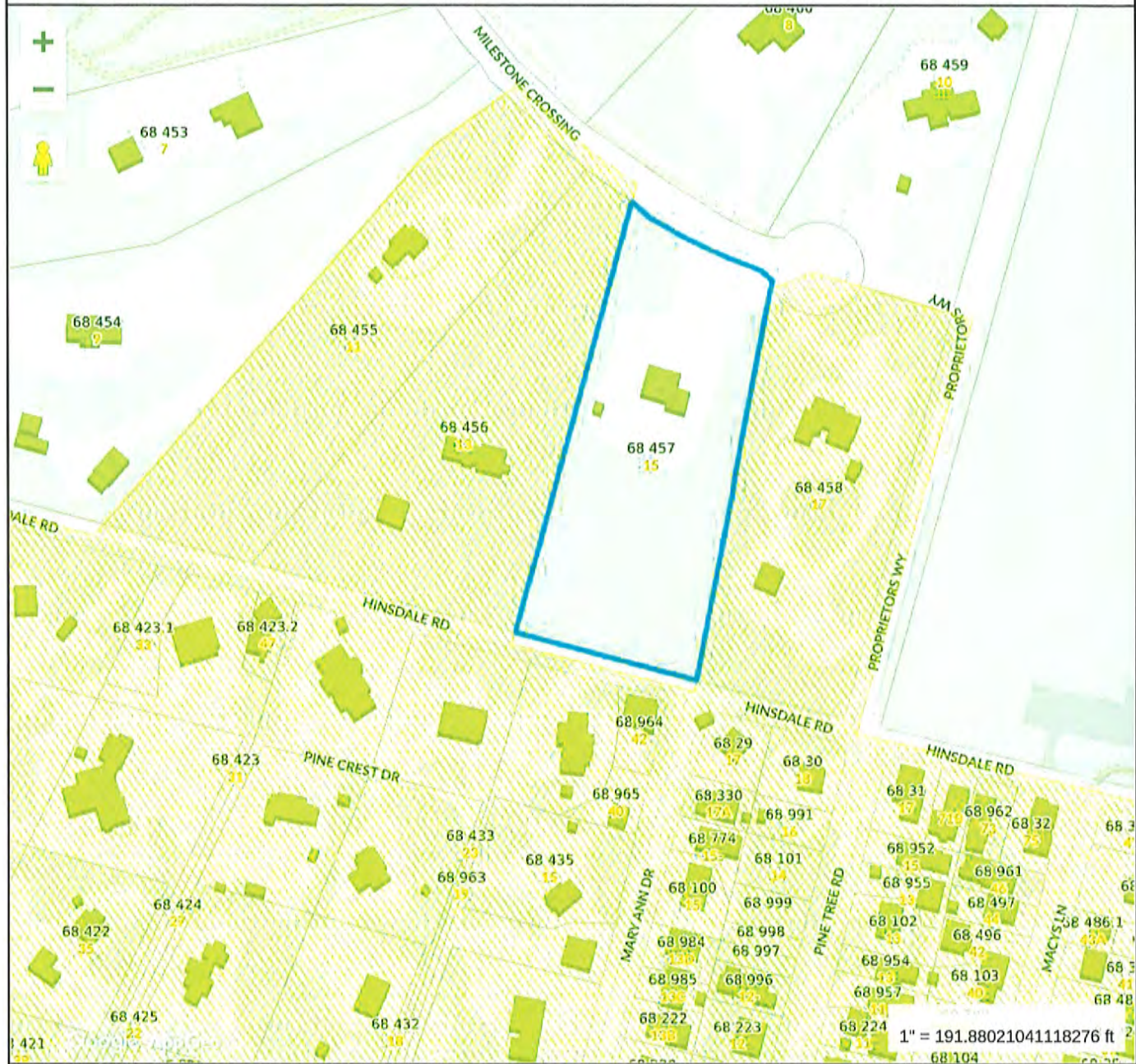
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



## 15 Milestone Crossing



## Property Information

Property ID 68 457  
 Location 15 MILESTONE CROSSING  
 Owner WIGHT DANIEL TRST



### MAP FOR REFERENCE ONLY NOT A LEGAL DOCUMENT

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 07/29/2021  
 Data updated Jan. 2021

Print map scale is approximate.  
 Critical layout or measurement  
 activities should not be done using  
 this resource.

### Map Theme Legends

#### Sewer Districts

- Core Sewer District
- Madaket Sewer District
- Siasconset Sewer District





## Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed: 11/15/2021	Date Rec'd by Town Admin:
Article Title: Sewer District Map Change: 15 Milestone Crossing	
Sponsor Name: David J. Buckley	Email: david@dbuckleylaw.com

<i>1</i>	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	The purpose and objective of this Warrant Article is to add 15 Milestone Crossing to the core sewer district.
<i>2</i>	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	The community-at-large gains value through the article by the removal of a septic system from the wellhead protection zone.
<i>3</i>	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	Abutting properties on Milestone Crossing and nearby properties south of Hinsdale Road are all currently within the sewer district.



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
Response	There should be no cost to the Town.
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
Response	N/A
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
Response	Town Sewer District Map

September 2019



H  
ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by  
Registrars

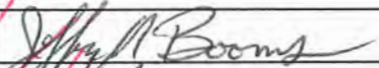

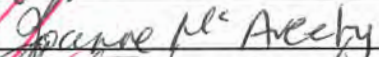
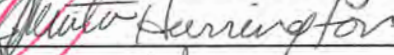
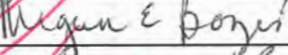
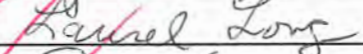
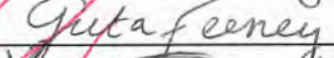

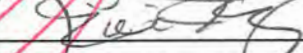
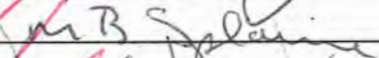
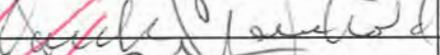


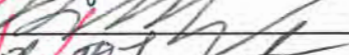
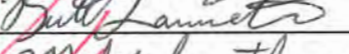



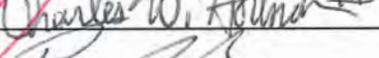

Nov. 15, 2021  
10:30 AM

Home Rule Petition: To amend the  
Historic District Commission enabling legislation  
to encourage the adoption of solar power and  
renewable energy systems in the Town of Nantucket.

SIGNERS' S STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III			
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Printed Name	W a r d 0	P r e c 1	Street Address
1	✓		Jeffrey A. Booms			14 Woodland Drive Nantucket MA 02554
2	✓		Jeff Morask			35 MEADOW VIEW
3	✓		Kanne Mc Avedy			296 South Shore Rd.
4	✓		KENITH HARRINGTON			7 Polliwog Point Rd.
5	✓		Megan Boyes			14 Equator Dr.
6	✓		Laurel Long			14 Equator Dr.
7	✓		Greta Feeney			8 Orange St.
8	✓		Hezia S Duarte			3 Cedar Circle
9	✓		Eric Nordby			45 Fairgrounds Rd.
10	✓		m B. Splaine			11 R So Shore Rd
11	✓		Jack Weinhold			11 R So Shore Rd
12	✓		Joan Stockman			13 Wherwhere Ln
13	✓		Jacques Zimicki			13 Wherwhere Ln
14	✓		Dylan Wallace			101 Nobader Farm Rd.
15	✓		Brett Lancaster			54 Hooper Farm Rd.
16	✓		Michael Thureson			5 Toms Way
17	✓		Matthew Agier			12 Sufside Rd
18	✓		Belkis Perez			20 waydale Road
19	✓		Charles W. Hoilman III			54 Essex Rd
20	✓		Brian Butler			13 Hawthorn Lane

Instructions to Registrars

Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check this ☒ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N = no such registered voter at that address.

S = unable to identify signature or address as that of

W = wrong district or community.

T = already signed this petition.

CERTIFICATION OF SIGNATURES

We certify that ( 19 ) signatures  
signatures checked thus ☒ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

Carolyn A. Gould  
Pamela J. Holmes  
James M. Coffin  
Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

*Primary Sponsor*

Name: Jeffrey A. Booms  
 Address: 14 Woodland Drive  
 Email: JeffBooms@gmail.com  
 Phone #: 508-878-5298

Warrant Article Title: \_\_\_\_\_

### ARTICLE \_\_\_\_

**(Home Rule Petition: To amend the Historic District Commission enabling legislation to encourage the adoption of solar power and renewable energy systems in the Town of Nantucket.**

To see if the Town will vote to request its representatives in the General Court to introduce special legislation, the text of which is set forth below, to amend Chapter A301 Special Acts Article II Section 9(b) the Historic District Commission in the Town of Nantucket, and to authorize the General Court, with the approval of the Select Board, to make changes of form to the text thereto as may be necessary or advisable in order to accomplish the intent and public purpose of this legislation in order to secure passage.

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:*

Amend Section 9(b) of the Historic District Commission Special Acts, 1970 Chapter 395 by inserting the following changes highlighted bellow.

SECTION 9. (a) It shall be the function and the duty of the Historic District Commission to pass upon the appropriateness of exterior architectural features of buildings and structures hereafter to be erected, reconstructed, altered or restored within the Historic Nantucket District wherever such exterior features are subject to view from a beach, public way, public park, public body of water, traveled way, a street or way shown on a land court plan, or shown on a plan recorded in the registry of deeds, a proprietors road or a street or way shown on a plan approved and endorsed in accordance with the Subdivision Control Law. All plans, elevations and other information deemed necessary by the Commission to determine the appropriateness of the exterior features to be passed upon shall be made available to the Commission by the applicant. It shall also be the duty of the Commission to pass the removal of any building within said districts as set forth in Section 6 and the erection or display of occupational or other signs as set forth under Section 7.

(b) The Historic District Commission, in passing upon appropriateness of exterior architectural features in any case, shall keep in mind the purposes set forth in Section 2 and shall consider, among other things, the general design, arrangement, texture, material and color of the building or structure in question, the location on the lot and the relation of such factors to similar features of buildings and structures in the immediate surroundings and the position of such building or structure in relation to the street or public way and to other buildings and structures. In the case of new construction or additions to existing buildings or structures, the Historic District Commission shall consider the appropriateness of the size and shape of the building or structures both in relation to the land area upon which the building or structure is situated and buildings and structures in the vicinity, and outside the Town and Sconset Historic Districts shall reasonably allow for the visible integration of solar panels and renewable energy systems, and the commission may in appropriate cases impose dimensional and setback requirements in addition to those required by applicable by-law.



## ARTICLE \_\_\_\_

**(Home Rule Petition: To amend the Historic District Commission enabling legislation to encourage the adoption of solar power and renewable energy systems in the Town of Nantucket.**

To see if the Town will vote to request its representatives in the General Court to introduce special legislation, the text of which is set forth below, to amend Chapter A301 Special Acts Article II Section 9(b) the Historic District Commission in the Town of Nantucket, and to authorize the General Court, with the approval of the Select Board, to make changes of form to the text thereto as may be necessary or advisable in order to accomplish the intent and public purpose of this legislation in order to secure passage.

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Citizen Warrant Article

11-15-2021  
10:35am  
LLR

Primary Sponsor

Name: Theresa Williams  
Address: 61 Polaris Rd Needham MA 02554  
Email: WACKSLND@AOL.COM  
Phone #: 508 228 9002

Warrant Article Title: Ombudsman Establishment Complaints

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



ARTICLE \_\_  
(Ombudsman Establishment: Complaints)

To see if the Town will vote to adopt an act, authorizing the establishment of an Ombudsman. To mediate disputes before the Town of Nantucket that have come to an impasse. Moreover, mediate complaints with appropriated redress for the user of the services, when its alleged that wrongdoing or maladministration has occurred. Against employees of the Town of Nantucket, any department of the Town of Nantucket or any Board Member of a Board elected by voters of the Town of Nantucket.

2

2






# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by Registrars

11-15-2021  
10:35am  
LLR

**SIGNERS' STATEMENT** We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
	C h e c k Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0 1	P r e c t 0 1 PRINTED NAME
1	✓ Theresa Williams	61 Polpis Rd	0 1	Theresa Williams
2	✓ Clifford Williams	18 William St	0 1	Clifford Williams
3	✓ Margaret Ellen Mayo	2 Surfside Dr.	0 1	Margaret Ellen Mayo
4	✓ Don Marks	61 Polpis Rd.	0 1	DAVID MARKS
5	✓ Joel Sandsberg	17 Heleus Dr	0 1	Joel Sandsberg
6	✓ Katy Perales	10A Park Circle	0 1	Katy Perales
7	✓ Kaitlyn Erismann	2 Wall St	0 1	Kaitlyn Erismann
8	✓ Kurt Wiggins	7 Newtown Rd	0 1	Kurt Wiggins
9	✓ Shannon Conside	113 Mary Ann Dr.	0 1	Shannon Conside
10	✓ Aileen Wiggins	7 Newtown rd	0 1	Aileen Wiggins
11	✓ Margaret J. Malone	43 R South Shore Rd	0 1	Margaret J. Malone
12	✓ Scott Barrett	31 Dukes Rd	0 1	Scott Barrett
13	✓ Lucy Hehir	2 Spinnaker Cir	0 1	LUCY HEHIR
14	✓ Patrick Hehir	2 SPINNAKER Circle	0 1	PATRICK HEHIR
15	✓ Paul Abbott	6 Bailey Road	0 1	Paul Abbott
16	✓ Carlos Perales	10A Park Circle	0 1	CARLOS PERALES
17	✓ Renee M Barrett	31 DUKES RD	0 1	RENEE M Barrett
18	✓ Margaret R. Williams	61 Polpis Rd.	0 1	Margaret R. Williams
19	✓ Harold F. Williams Jr.	61 Polpis Rd.	0 1	HAROLD F. Williams Jr.
20			0 1	

## Instructions to Registrars

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Check thus ✓ against the name of qualified voter to be certified. For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*Nancy J. Holmes*  
*James M. Coffin*  
*Carolyn A. Gould*  
Registrars of Voters of the Town of Nantucket



11-15-2021  
10:35am  
LLR

## Citizen Warrant Article

### Primary Sponsor

Name: Clifford I Williams  
Address: 18 Williams St Nantucket ma 02554  
Email: CLIFFACK@Yahoo  
Phone #: 508 360 5165

Warrant Article Title: Shredder for Solid Waste

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



**ARTICLE**  
**(Appropriation: Shredder for Solid Waste )**

To see if the Town will vote to appropriate the sum of Three Hundred Thousand Dollars (\$300,000) from Free Cash and or the General Fund or any other source to purchase a Shredder for Solid Waste Recycle & MRF before the Waste Service Agreement ends at the land fill.



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by  
Registrars11-15-2021  
10:35am  
LW

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
	C Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W P a r e d c o 1	PRINTED NAME
1	✓ <i>Clifford Williams</i>	18 Williams St	0 1	Clifford Williams
2	✓ <i>Margaret Ellen Mayo</i>	2 Surfside Dr.	0 1	Margaret Ellen Mayo
3	✓ <i>Barbara E. Kotala</i>	1 Hawthorne Lane	0 1	Barbara E. Kotala
4	✓ <i>Linda M. Roberts</i>	13 Milestone Crossing	0 1	Linda M. Roberts
5	✓ <i>Caroline Ferguson</i>	5 Station St	0 1	Caroline Ferguson
6	✓ <i>Christopher Roberts</i>	13 Milestone Crossing	0 1	Christopher Roberts
7	✓ <i>Theresa Williams</i>	61 Polpis Rd	0 1	Theresa Williams
8	✓ <i>Margaret Williams</i>	61 Polpis Rd	0 1	Margaret Williams
9	✓ <i>Harold F. Williams Jr.</i>	61 Polpis Rd	0 1	Harold F. Williams Jr.
10	✓ <i>Wesley A. Morris</i>	9 DENNIS DR.	0 1	WESLEY A. MORRIS
11	✓ <i>Valerie A. Oliver</i>	33 NANTUCKET RD.	0 1	VALERIE A. OLIVER
12	✓ <i>Gloria E. Gasner</i>	33 Nantucket Rd	0 1	Gloria E. Gasner
13	<i>Mike Wilkyre</i>	13 Milestone Crossing	0 1	Mike Wilkyre
14	<i>Patrick M. Tophan</i>	22 Hummer Pond Rd	0 1	Patrick M. Tophan
15	<i>Jared Smith</i>	24 Clarendon St	0 1	Jared Smith
16	<i>Travis Goodett</i>	25 Longwood Dr	0 1	Travis Goodett
17			0 1	
18			0 1	
19			0 1	
20			0 1	

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*Jared M. Effen*  
*Patrick M. Tophan*  
*Carolyn A. Gould*

Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

W. Holmes  
11/4/21 11/15/21

## Primary Sponsor

Name:

Julie Bunting

Address:

Old South Road

Email:

Phone #:

508 325 2223

Warrant Article Title:

Zoning Map Change: R20 to CTEC and/or CN - Old South Road

To see if the Town will vote to (may attach body of article on separate page):

On Map 68, LOT 208, Old South Road, to  
Amend the Zoning Map of the Town of Nantucket  
by placing the foregoing property, currently  
located in the Residential-20 (R-20) district in  
the CTEC (Commercial trade, Entrepreneurship and craft)  
and/or CN (Commercial - Neighborhood) zoning district.  
As shown on the attached map.

; or otherwise act thereon.



**ANNUAL TOWN MEETING - CITIZEN'S ARTICLE**No Holmes Nov. 15, 2011  
11:30 a.m.

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0 1	PRINTED NAME
1	✓ Julie Bunting	8 Washam Ave	0 1	Julie Bunting
2	✓ Cynthia Egan	77 OLD SOUTH RD	0 1	CYNTHIA EGAN
3	✓ Geraldine Cobb	23 Berkeley St.	0 1	Geraldine Cobb
4	✓ Joan Bunting	116 Old South Rd	0 1	Joan Bunting
5	✓ Bruce Murray	8 WASHAMAN AVE.	0 1	BRUCE MURRAY
6	✓ Lisa Holdgate	14 Evergreen Way	0 1	Lisa Holdgate
7	✓ Jonathan Holdgate	14 Evergreen way	0 1	Jonathan Holdgate
8	✓ Kipper Hughes	2 Lewis St	0 1	Kipper Hughes
9	✓ Lindsey Holdgate	14 Evergreen way	0 1	Lindsey Holdgate
10	✓ Melissa Dee	4 Lewis Court	0 1	Melissa Dee
11			0 1	
12			0 1	
13			0 1	
14			0 1	
15			0 1	

**Instructions to Registrars**

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.

For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of

W wrong district or community.

T already signed this petition.

**CERTIFICATION OF SIGNATURES**We certify that (10) ten

signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

James M. Coffin

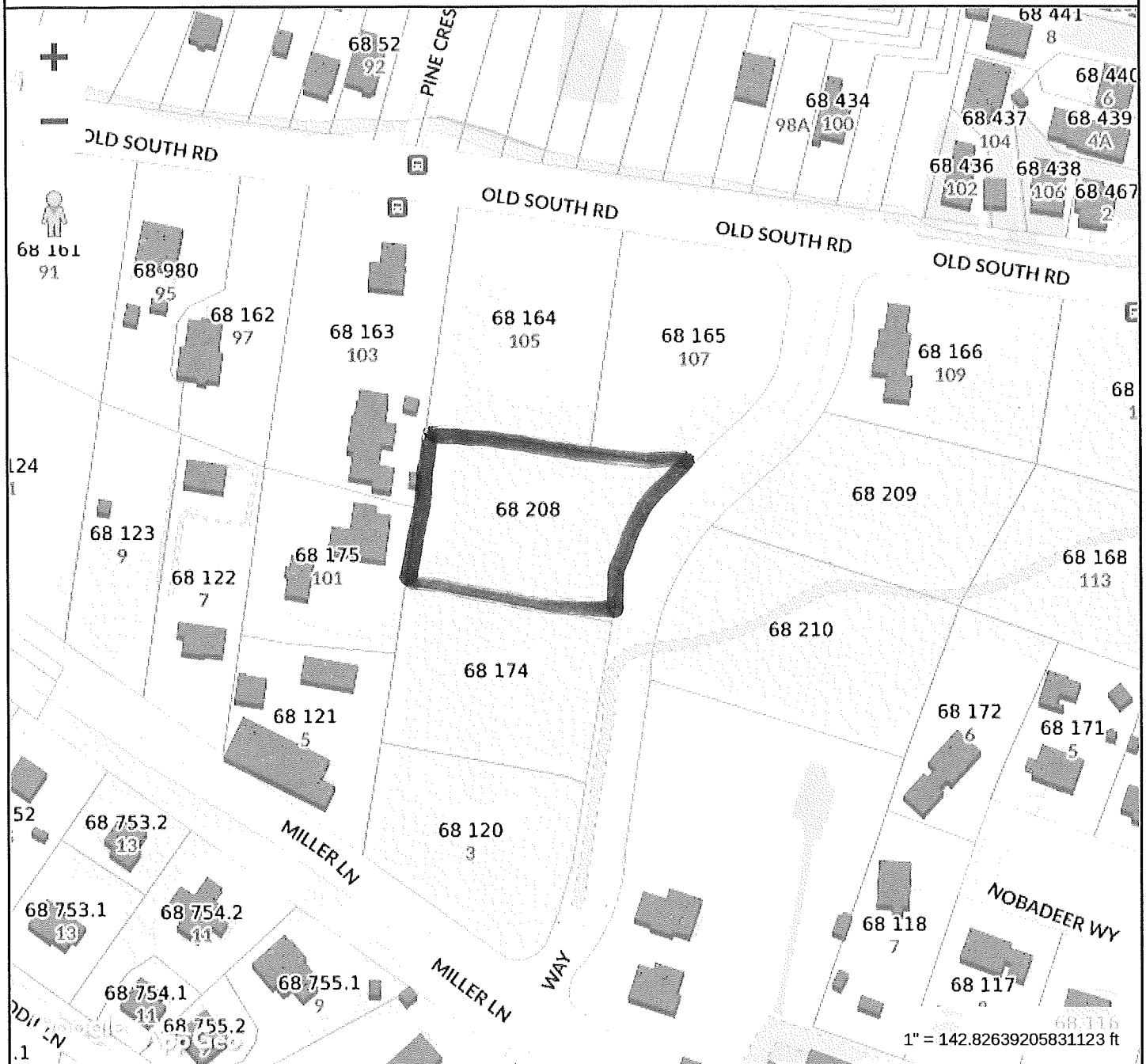
Carolyn A. Gould

James J. Holmes

Registrars of Voters of the Town of Nantucket



# BUNTING JULIE



## MAP FOR REFERENCE ONLY NOT A LEGAL DOCUMENT

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 11/04/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



11-15-2021  
12pm  
LLR

## Citizen Warrant Article

### Primary Sponsor

Name: Dorothy Stover  
Address: 5 Liberty Street, Nantucket, MA 02554  
Email: dorothy@dorothydstover.com  
Phone #: 508-221-3394

Warrant Article Title: Equality For All Genders On All Island Beaches

To see if the Town will vote to (may attach body of article on separate page):

Amend the General Bylaws of the Town by adding a new section to read as follows:

"In order to promote equality for all persons, any person shall be allowed to be topless on any public or private beach within the Town of Nantucket."

and further to authorize the Town Clerk to insert said bylaw in the appropriate section of the Town Code; or to take any other action relative thereto,

; or otherwise act thereon.



11-15-2021

12:00 pm LLR

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II		III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d  0	P r e c t 1	PRINTED NAME
1	✓ Dorothy Stover	5 Liberty Street	0	1	Dorothy Stover
2	✓ Adaruth T. Waig	34 Arkansas Ave	0	1	Adaruth T. Waig
3	✓ Nathan Waig	34 ARKANSAS AVE	0	1	NATHAN WAIG
4	✓ Veronica N. Bolcik	22 Arkansas Ave	0	1	Veronica N. Bolcik
5	✓ Kerry C McKenna	22 Arkansas Ave	0	1	Kerry C McKenna
6	✓ Adriel Betar	3 Spindrift Circle	0	1	Adriel Betar
7	✓ Cade Sargent	413 Tom Nevers Road	0	1	Cade Sargent
8	✓ Margaret Korn	35 Millbrook Rd.	0	1	Margaret Korn
9	✓ John Stover	5 LIBERTY ST	0	1	JOHN H. STOVER
10	✓ Stephen Geoffrey	5 Rose Lane	0	1	Stephen Geoffrey
11	✓ Eve Messing	15 Pine Grove Ln	0	1	EVE MESSING
12	✓ Isaac Stover	63 Cato Lane	0	1	Isaac Stover
13	✓ Samantha Hobb	6 Weatherly Plce	0	1	Samantha Hobb
14	✓ Jami Lower	29 Somerset rd.	0	1	Jami Lower
15	✓ Laurel Mathis	15 B Monahan Dr	0	1	

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified. For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of

W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (13) THIRTEEN signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

James M. Coffin  
 Nancy A. Holmes  
 Carolyn A. Gould  
 Registrars of Voters of the Town of Nantucket



# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars

11-15-2021

12:00pm

LLR

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

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	I	II	W	P	III
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	a r r e c d e d	PRINTED NAME
1	✓	Bruce A. Sacino	25 CLARENDON ST	0 1	BRUCE A. SACINO
2				0 1	
3				0 1	
4				0 1	
5				0 1	
6				0 1	
7				0 1	
8				0 1	
9				0 1	
10				0 1	
11				0 1	
12				0 1	
13				0 1	
14				0 1	
15				0 1	

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W wrong district or community.

T already signed this petition.

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We certify that ( ) \_\_\_\_\_

signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket





## Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed: November 11, 2021	Date Rec'd by Town Admin:
Article Title: Equality For All Genders On All Island Beaches	
Sponsor Name: Dorothy Stover	Email: dorothy@dorothydstover.com

1	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
Response	In order to promote equality for all person's, any person shall be allowed to be topless on a public or private beach within the town of Nantucket.
2	<i>Does the community-at-large gain value through the article? If so, how?</i>
Response	Yes. Equality for all genders regardless of sex at birth allows for current and future generation of honoring our island traditions of equality and freedom of choice. Also, this is taking away a regulation that police will not have to spend time on and we can put our tax dollars towards other uses for keeping the peace.
3	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
Response	Yes, <a href="https://en.wikipedia.org/wiki/Topfreedom_in_the_United_States">https://en.wikipedia.org/wiki/Topfreedom_in_the_United_States</a> <a href="https://whnt.com/news/women-can-now-legally-go-topless-in-6-states-after-federal-ruling/#:~:text=Women%20can%20now%20legally%20go%20topless%20in%206%20states%2C%20after%20federal%20ruling,-News&amp;text=(KUTV)%20%E2%80%93%20A%20federal%20court,Oklahoma%2C%20according%20to%20news%20outlets.">https://whnt.com/news/women-can-now-legally-go-topless-in-6-states-after-federal-ruling/#:~:text=Women%20can%20now%20legally%20go%20topless%20in%206%20states%2C%20after%20federal%20ruling,-News&amp;text=(KUTV)%20%E2%80%93%20A%20federal%20court,Oklahoma%2C%20according%20to%20news%20outlets.</a> <a href="https://worldpopulationreview.com/state-rankings/free-the-nipple-states">https://worldpopulationreview.com/state-rankings/free-the-nipple-states</a> <a href="https://www.pourmoiclothing.com/inspirations/740/rules-for-topless-and-nude-sunbathing-around-america/">https://www.pourmoiclothing.com/inspirations/740/rules-for-topless-and-nude-sunbathing-around-america/</a>



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
Response	Immediate cost would be in amending online and written resources relative to bylaws and advising officers of the bylaw changes.
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
Response	No
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
Response	No.

September 2019



## Citizen Warrant Article

### *Primary Sponsor*

Name: Campbell Sutton  
 Address: 15 Appleton Road  
 Email: ccoastpaper@gmail.com  
 Phone #: 508-228-3013

Warrant Article Title: Amend sections 10 and 11 of Chapter 250 Section 2  
 Town Wharf and Waterways Prohibited Activities

To see if the Town will vote to (may attach body of article on separate page):  
 make the following changes to Ch. 250 sec. 2.10 and 2.11:

250.2.10 Between ~~October 15~~ **October 31** and April 15, all Dinghies not servicing Vessels presently moored in the harbor shall be removed from any Town property.

250.2.11 The Town may remove after ~~October 30~~ **October 31**, any Dinghy left on Town property. Following such removal, the Harbor Master shall give notice of the removal as follows:

- (a) if the owner is known, then by mail or hand-delivery;
- (b) if the owner is unknown, then by publication in a newspaper of general circulation within the Town;
- (c) if, after thirty (30) days following the publication or written notice, the owner has failed to claim the Dinghy and reimburse the Town for removal costs, the Dinghy may then, at the discretion of the Harbor Master, be sold at public auction to cover the costs of removal. If said auction produces surplus proceeds after payment of the costs of removal, said surplus shall be held in a separate account and be paid over to the owner upon proof of ownership.

Striked out text to be replaced by high-lighted text. All other text to remain as written and previously amended. Changes to go into effect upon passage.

\_\_\_\_\_



72 Holmes  
Nov 15, 2021  
2:25 pm

**Petitioners:**

We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual/Special (circle applicable one) Town Meeting to be held on

May 2022

\*\*\*\*\*

A minimum of 10 signatures\* of voters registered in Nantucket and certified by the Town Clerk is required. Please attach separate sheets for additional signatures. Registered name must be substantially as written and signed. Please print name legibly.

\*10 signatures for Annual Town Meeting articles; 100 signatures for Special Town Meeting

Number	Printed Name	Signature	Address
1	Campbell Sutton	Campbell Sutton	15 Appleton Rd
2	Marie Lemberg	Marie Lemberg	12 Skyline Dr
3	Edwin Lemberg	Ed L L	12 Skyline Dr
4	Elizabeth Sutton	Elizabeth Sutton	15 Appleton Rd,
5	ANNE DEVEZ	Anne Devez	5 MILL ST.
6	DON MEYERS	Don Meyers	20 GLETON
7	Carol J. Butler	Carol J. Butler	2 Field Av.
8	DAVID LINDSEY	David Lindsey	340A E Main St,
9	Rich Gammons	Rich Gammons	11 Carter Ct.
10	Robin Ortega	Robin Ortega	7-Point Judith Ln
11	LOUIS GUARACCIA	Louis Guaraccia	13 Appleton Road
12	Dorothy Hertz	Dorothy Hertz	1 Friendship
13	Morgan Ashelford	Morgan Ashelford	31 New Lane
14	Sarah Maxwell	Sarah Maxwell	6 Dooley Ct.
15	Aileen Stravate	Aileen Stravate	19 Amelia



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N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (15) FIFTEEN  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

*Carolyn A. Gould*  
*James M. Coffey*  
*Nancy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



1-15-2021  
2:30pm  
LLR

### Citizen Warrant Article

*Primary Sponsor*

Name: Hillary Hedges Rayport  
Address: 89 Main Street, Nantucket, MA 02554  
Email: hrayport@mac.com  
Phone #: 617-697-6429

Warrant Article Title: An Act Amending the Nantucket Planning  
and Economic Development Commission

To see if the Town will vote to (may attach body of article on separate page):

See attached pages

; or otherwise act thereon.



## **Home Rule Petition: An Act Amending the Nantucket Planning and Economic Development Commission.**

To see if the Town will vote to request its representatives in the General Court to introduce special legislation, the text of which is set forth below, amending Chapter 561 of the Acts of 1973, as amended, and to authorize the General Court, with the approval of the Select Board, to make changes of form to the text thereto as may be necessary or advisable in order to accomplish the intent and public purpose of this legislation in order to secure passage. *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text):*

### ***AN ACT Relative to the Nantucket Planning and Economic Development Commission.***

Be it enacted, etc., as follows:

SECTION 1. In order to plan for the orderly and coordinated development and protection of the physical, environmental, cultural, social and economic resources of the Island of Nantucket, there is hereby established the Nantucket Planning and Economic Development Commission, hereinafter called the "Planning Commission:" or the "Commission." The purpose of the Planning Commission is to plan for: balanced economic growth, the preservation of natural resources including open space, coastal resources, ground and surface water and ocean quality as well as other natural resources of Nantucket, the provision of adequate capital facilities, including transportation; the development of an adequate supply of fair affordable housing; and the preservation of historical, cultural, and recreational values. The Planning Commission shall consist of eleven (11) members as follows: ~~the members~~ (3) three representatives of the Planning Board of the Town of Nantucket, to be appointed annually by said Planning Board; one (1) representative of the Nantucket Housing Authority ~~The Nantucket Affordable Housing Trust~~, to be appointed annually by said Authority Trust; one (1) representative of the County Commissioners of Nantucket County to be appointed annually by said County Commissioners; one (1) representative of the Conservation Commission to be appointed annually by said Conservation Commission; one (1) member of the Nantucket Historical Commission to be appointed annually by said Historical Commission; The Director of the Nantucket Department of Public Works or his or her designee which shall be designated by the Town Manager of said town; and three (3) persons to be elected. ~~appointed at large by the Commission;~~ one (1) for a term of one (1) year, and one (1) for a term of two (2) years and one (1) for a term of three (3) years.

At the first annual election held after the effective date of this Act, three members shall be elected as follows: one (1) to serve for one (1) year, one (1) for two (2) years, and one (1) for three (3) years, and thereafter when the term of any elected member expires, his or her successor shall be elected to serve for three (3) years. In all cases the members shall serve until their successors are elected and qualified.



Any vacancy in the elected membership shall be filled by a majority vote of the Nantucket Planning Commission, said vacancy to be filled for the remainder of the unexpired term.

After the first annual election held after the effective date of this Act, the Planning Board shall appoint three of its members for a term of one year each, and the following appointments shall be made: a member of the Affordable Housing Trust, a County Commissioner, a member of the Historical Commission, a member of the Conservation Commission, and the Director of the Department of Public Works, each to serve for a term of one year.

SECTION 2. The Planning Commission shall be responsible for the preparation of comprehensive plans for the protection of the physical, and social and environment, economy, ie development and general quality of life of said county and town the Town and County of Nantucket and shall make recommendations for action to implement said plans to the responsible county and town agencies. Such plans shall include, but not be limited to, the preparation of studies, research reports and maps of natural and cultural resources, land utilization, economic development, recreation and conservation, transportation and population characteristics. In order to carry out these responsibilities, the Commission may retain such experts as may be required.

Section 2A. The Planning Commission shall produce and make available a written report of its activities, annually.

SECTION 3. To meet the expenses incurred under this Act, the Planning Commission may expend from the treasury of the Town of Nantucket such sums as may be appropriated therefor by said town. All bills incurred in carrying out the provisions of this Act shall be accompanied by proper vouchers and shall be paid by the Town Treasurer of said town only on warrants approved by the Commission or a committee appointed by it for such purpose. Voluntary contributions, either public or private, for such purposes may be deposited in said treasury. No appointments shall be made and no money shall be expended hereunder except by the affirmative vote of a majority of the members of said Commission. No moneys expended under this Act shall be used for recreational advertising or promotion. The Planning Commission may be designated by any state or federal agency to participate in or receive funds and technical assistance from any state or federal programs, especially as those programs relate to environmental protection, conservation, land planning, water and air quality control, economic development, transportation or the development of region-wide public services.

SECTION 4. Within 30 days following each annual Town election, ~~the~~ Planning Commission shall elect a Chairman and ~~such other officers as it may, by rule, provide~~ Vice Chairman, and may make such other rules and regulations not inconsistent with the provisions of this Act as it may, by majority vote, provide. Each member of the Commission shall have one (1) vote. Members of the Commission shall serve without compensation. The duties of the Chairman include:



- a) Presiding over all meetings of the Planning Commission with the right to vote on all questions, absent conflict of interest, and to propose the agenda prior to each such meeting;
- b) Reporting annually to the people of the Town on the work of the previous year.

Section 4A. The Planning Commission shall be one (1) of the eCommonwealth's regional planning agencies.

#### Section 4B PLACEHOLDER

Section 4BC. Certain developments of regional economic impact as hereinafter defined proposed to be constructed within the limits of the town of Nantucket shall not be constructed within that town without a Development of Regional Economic Impact Permit, hereinafter referred to as DREIP, issued by majority vote of the eCommission. A DREIP shall be in addition to and not a substitute for, nor shall it in any way detract from, any permit, license, approval or other permission issued by the town of Nantucket or any other applicable governmental authority.

Section 4GD. Developments of regional economic impact shall be those large-scale commercial and industrial developments that have the potential to impact the appearance, society and economy of the town of Nantucket that exceed any 1 of the following minimum thresholds:

- (1) 30,000 gross square feet of interior space in a single building or on a single lot for retail, manufacturing or industrial use;
- (2) 40,000 square feet of exterior storage, exterior industrial use;
- (3) alterations to more than 5 acres of shore, beach, seacoast, pond, marsh, dune, woodland, grassland, heathland, wetland, endangered species habitat, aquifer or other resource area for commercial or industrial use; or
- (4) any commercial or industrial use that requires more than 100 parking spaces as determined by the zoning by-law of the town of Nantucket.

Section 4DE. The eCommission shall by majority vote adopt rules and regulations for the issuance of a DREIP after a public hearing, with a minimum of 14 days prior notice to the ~~Select bBoard of selectmen~~ Board of selectmen of the town of Nantucket of the time and place of such hearing; provided, however, that the rules and regulations shall not take effect except upon an affirmative vote of a simple majority of voters of the town of Nantucket at a duly scheduled town meeting. The rules and regulations shall include specific time lines for action by the eCommission, including, without limitation, that the eCommission shall file a written decision with the town clerk within 180 days of the eCommission's receipt of a complete application for the issuance of a DREIP, and standards and criteria to assess visual and environmental impacts, employment characteristics and requirements for municipal or regional services including solid waste disposal, water, sewer, tourist services and facilities, transportation and education. The rules and



regulations shall provide that the eCommission shall issue a DREIP upon making the following findings:

- (1) the probable benefit of the proposed project will exceed the probable detriment;
- (2) the proposed project is in compliance with any master plan adopted by the community pursuant to section 81D of chapter **41** of the General Laws or other authority; and
- (3) there are no practical, feasible or practicable options or alternatives that might otherwise be employed due to unique physical, social or economic conditions related to the town of Nantucket's island location.

SECTION 5. This Act shall take effect upon its passage.



11-15-2021

2:30pm

LLR

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e n t d i s t r i c t	PRINTED NAME
1	✓ <i>Hillary Raymont</i>	89 Main St.	0 1	Hillary Raymont
2	✓ <i>Frederick McClure</i>	97 Hummock Pond Rd	0 1	FREDERICK MCCLURE
3	✓ <i>Geslie W. Forbes</i>	19 Long Pond Drive	0 1	LESLIE W. FORBES
4	✓ <i>Anna Tuza</i>	778 Skyline Drive	0 1	Anna Tuza
5	✓ <i>Mel Browers</i>	45 Miacomet Ave	0 1	Mel Browers
6	✓ <i>Emily Molden</i>	139 1/2 HUMMOCK POND RD	0 1	EMILY MOLDEN
7	✓ <i>Lily Dillon</i>	37 Liberty St	0 1	LILY DILLON
8	✓ <i>Matt Liddle</i>	98 MADAKET RD	0 1	MATT LIDDLE
9	✓ <i>William Willet</i>	Ce Monomey Creek Rd	0 1	William Willet
10	✓ <i>Thomas M. Montgomery</i>	33 N. Liberty St.	0 1	THOMAS M. MONTGOMERY
11	✓ <i>Margaret Montgomery</i>	33 N. Liberty St.	0 1	Margaret Montgomery
12	✓ <i>Richard Turcotte</i>	6 Ash Lane, Apt. 2	0 1	Richard Turcotte
13	✓ <i>William R. Klein</i>	48 FAIR ST	0 1	WILLIAM R. KLEIN
14	<i>Paula Blissett Klein</i>	48 Fair St.	0 1	BLUE BALLET KLEIN
15	<i>Matthew Fey</i>	50/52 Cliff	0 1	Matthew Fey

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For names not certified, use the codes opposite.

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W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (13) THIRTEEN

signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

*Carolyn A. Gould*  
*James M. Coffey*  
*Spencer Holmes*

Registrars of Voters of the Town of Nantucket



11-15-2021  
2:30 PM LLR

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

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1			8 Quaise Terrace	0 1	CAROLINE ELLIS
2			36 Pine Street	0 1	Mary-Adair Macaire
3			8 Tripp Drive	0 1	Doris C. Strang
4			9 Alexandria drive	0 1	Will DeL'Eau
5			10 Scotts Way	0 1	Doreen B. Coombs
6			44 UNION ST	0 1	CLEMENT DURKES
7			2 Sachatz / Sconsit	0 1	CAROL MUEHLING
8			21 Okonwu Ave	0 1	PATRICK TAAFFE
9			21 Okonwu Ave	0 1	ANNE TROUTMAN
10			41 Fair St	0 1	SHARON LEFEVRE
11			30 PINE ST	0 1	DAVID SILVER
12			11 Weymouth St	0 1	William A. Willauer
13			101 Surtside Rd	0 1	SHEILA FEE
14			50 cliff	0 1	KRISTINA DENEME
15			9 Kelley Rd	0 1	KRISTINA DENEME

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(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



11-15-2021

2:30 PM

LLR

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

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C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e n t d e c i d	PRINTED NAME
1		5 MILL ST	0 1	ANNE DENEZ
2		15 MILL ST	0 1	CHARLES DAVIS
3		16 Allens Ln.	0 1	RONI ROBERTS
4		16 Pippens Way	0 1	Dianne Coscia
5		16 ALLENS LN	0 1	ANDY ROBERTS
6		3 STONE HILLY	0 1	GREGG NASIGLIA
7		30 Hussey St	0 1	DOROTHY B. BAKER
8		30 Hussey St	0 1	SAM BAKER
9		<del>740 DEER RUN RD</del> 8 JEFFERSON AVE	0 1	DEBORAH VAN DYKE
10		8 Jefferson Ave	0 1	Donald W. Van Dyke II
11		13 Wherowher Lane	0 1	Joan Stockman
12		21 HUSSEY ST.	0 1	IAN GOUNING
13		16 Evergreen Way	0 1	Lindsay Knapp
14		15 Deer Run Rd	0 1	Roberta Rowland
15		15 DEER RUN RD.	0 1	MILTON ROWLAND

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We certify that ( ) \_\_\_\_\_  
signatures checked thus ✓ are names of voters of the  
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(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars11-15-2021  
2:30pm

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III			
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e d  0 1	P r e c e d e n t  0 1	PRINTED NAME
1		<i>Rich Atherton</i>	48 Squam Road	0	1	Rick Atherton
2		<i>D. Anne Atherton</i>	48 SQUAM ROAD	0	1	D. ANNE ATHERTON
3		<i>Candice G. Miller</i>	14 S. Mill St	0	1	CANDICE MILLER
4		<i>Edward M. Bernard</i>	14 S. Mill St	0	1	Edward M. Bernard
5		<i>Kevin Knester</i>	83 MAIN ST	0	1	Kevin Knester
6		<i>[Signature]</i>	15 MAIN ST	0	1	JOHN ROY SYLVE
7		<i>[Signature]</i>	28 EAST ST.	0	1	ROBERT A. YOUNG
8		<i>[Signature]</i>	8 INDIA STREET	0	1	DAVID HOLLAND
9		<i>[Signature]</i>	3 Mill St.	0	1	Christine Anfield
10		<i>[Signature]</i>	4A SILVER ST	0	1	CATHERINE S. WARD
11		<i>[Signature]</i>	34 Pleasant	0	1	Janet MacKay
12		<i>[Signature]</i>	15 Appleton	0	1	Campbell Sutton
13		<i>[Signature]</i>	39 Union St	0	1	Leslie Winsley
14		<i>[Signature]</i>	38 Long Pond Dr	0	1	Sarah A Wright
15		<i>[Signature]</i>	4 New Lane	0	1	Andrew G. Lowell

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.

For names not certified, use the codes opposite.

- N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket



# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars

11-15-2021  
2:30pm

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022.

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I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d  0 1	P r e c  0 1
1		25 Hussey Street	0	1
2		25 Hussey Street	0	1
3		25 Sesapane Rd	0	1
4			0	1
5			0	1
6			0	1
7			0	1
8			0	1
9			0	1
10			0	1
11			0	1
12			0	1
13			0	1
14			0	1
15			0	1

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- S unable to identify signature or address as that of
- W wrong district or community.
- T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket





### Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed: November 15, 2021	Date Rec'd by Town Admin:
Article Title: : An Act Amending the Nantucket Planning and Economic Development Commission	
Sponsor Name: Hillary Hedges Rayport	Email: hrayport@mac.com

1	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
Response	A YES vote implements structural reforms that will make the Planning Commission more accountable to voters and more transparent. It will update the mission to be planning for sustainable growth. These organizational changes will hopefully result in more effective long-range planning.
2	<i>Does the community-at-large gain value through the article? If so, how?</i>
Response	Yes, because of greater alignment with Town strategic goals of sustainability, and greater accountability and transparency in this important government function.
3	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
Response	I have been studying Nantucket's planning commission for 18 months. I've researched other neighboring planning commissions. I've attached an expanded FAQ.



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	Three members of the commission are being elected. The DPW director (or designee approved by the Town Manager), is appointed. This person was part of the NP&EDC from 1973 - 2019, so this is a restoration of that duty.
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	The planning commission would be reconstituted (See above re: DPW and election). A member of the Affordable Housing Trust and Historical Commission would need to be willing to serve. Yes, efforts have been made to involve the necessary participants as to the impacts. I also discussed with State Rep. Dylan Fernandes. See supplemental information.
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	The article updates and expands the mission of the NP&EDC in ways that are consistent with the Select Board's strategic plan. Specifically, sustainability, environmental protection, affordable housing, protection of cultural resources.

September 2019



## Supplemental information regarding: An Act Amending the Nantucket Planning and Economic Development (NP&EDC, or “The Planning Commission”)

**Why should I vote YES?** A YES vote will approve key structural reforms that make the Planning Commission more accountable to voters, more inclusive, and with a more specific mission of planning for sustainable growth. These changes should improve both the transparency and efficacy of the Commission.

**What is the Planning Commission?** The NP&EDC, aka the Planning Commission, is responsible for comprehensive long-range planning in the Town and County of Nantucket. It was created by a Special Act of the State Legislature in 1973 as one of the Commonwealth’s 13 Regional Planning Agencies (RPAs). The Planning Commission is independent from the Select Board, The Planning Board, and Town Administration. It is funded by grants from state and federal agencies, foundations, private organizations, as well as by appropriations by Town Meeting. It oversees the Planning Director, and it recommends comprehensive plans and actions to Town Meeting and to other Town and County boards and commissions. It is Nantucket’s Regional Planning Agency (RPA) and functions as a Metropolitan Planning Organization (MPO) for state and federal funding purposes. The Planning Commission plays a critically important role for the long-range future of Nantucket.

**Who currently serves on the Planning Commission?** Today, the Commission is an eleven-person composite board:

- All five elected members of the Planning Board are automatically appointed
- one member of the Conservation Commission is chosen by the Con Com
- one member of the County Commissioners is chosen by the County Commissioners
- one member of the Housing Authority is chosen by the Housing Authority
- three appointed at-large members are chosen by the Planning Commission itself
- The DPW Director had been a member ex-officio, but this seat was officially removed in 2019.

### How is the Planning Commission different from the Planning Board?

- The Planning *Commission* is **advisory** – it recommends comprehensive plans and development initiatives to both the Planning Board and the Select Board. As the Regional Planning Agency for Nantucket, it develops transportation plans and projects (e.g., roundabouts, bike paths, road and pedestrian safety, public transit).
- The Planning *Board* is **regulatory**. It reviews applications for subdivisions, approval-not-required plans, and special permits for major commercial developments ensuring that development conforms with Nantucket’s regulations and zoning by-laws.



**What changes is this article proposing?** This article seeks to increase the Planning Commission's accountability to voters and its focus on protection of Nantucket's environment and quality of life on Nantucket. The warrant proposes several key changes:

**1. Changes to mission and name**

- The mission is expanded to include protection of environmental and cultural resources, affordable housing, quality of life, and balanced growth.
- The name is changed and simplified to the "Nantucket Planning Commission."

**2. Changes to membership and composition**

Before	After
All 5 members of Planning Board	3 members of Planning Board
1 member of County Commissioners	unchanged
1 member of Conservation Commission	unchanged
1 member of Housing Authority	1 member of Affordable Housing Trust
3 people <i>appointed</i> by the NP&EDC	3 people <i>elected</i> by the voters
Cultural Resources unrepresented	1 member of the Historical Commission
Director of DPW removed in 2019	Director of DPW reinstated
<i>11 members total</i>	<i>11 members total</i>

**3. Changes to reporting requirements**

- It requires the Chair to make an annual report to voters. Currently, the NP&EDC is not required to report and does not make a regular annual report to the County Commissioners, at Town Meeting, or in the Town Annual Report.

**Will this amendment increase costs or decrease federal or state funding?** No.

**Will this article affect how the Planning Board issues permits?** No. There is no change to the Planning Board or its process.

**Why is this article being proposed?** The signers are proposing this citizen's warrant article because long-range planning is critical for protection of our environment and quality of life.

- Planning is why Nantucket has the Land Bank.
- It's why we have a restrictive Major Commercial Development code with inclusionary zoning for affordable housing purposes.
- It's why we banned cruise ship terminals and franchise stores.
- It's why Nantucket has a vision and mission which is: *"to create and sustain a healthy community, one whose residents have stability and security, with resources protected for future generations."* (2009 Nantucket Master Plan).

As Nantucket faces the effects of rising seas, an active and accountable Planning Commission is more important than ever. Long-range planning must be a *continuous* process. But Nantucket's major planning documents (the Municipal Harbor Plan, the Open Space Plan, and the Master



Plan) are all at least 12 years old and planning has not been continuous. Other committees and commissions are stepping in to fill the gaps.

**Aren't these lapses simply due to COVID and staffing challenges?** The lack of long-range planning predates Covid. Meanwhile, many other Town departments and commissions have moved ahead with major plans and projects, despite the challenges of staffing shortages and Covid.

**Isn't it difficult to amend a Special Act?** No. This Special Act has been amended twice in the past ten years (in 2019, to remove the DPW Director, and in 2011, to add guidelines for declaring a Development of Regional Economic Impact). State Representative Dylan Fernandes said if the voters of Nantucket pass this article at Town Meeting, he will support it for approval by the State as quickly as possible. If Nantucket sends it up right away, the process could take two years, or, at most, three.

**Without accountability, even the best-intentioned commissions can lose track of their purpose and efficacy.** It's time to update the NP&EDC. It must be accountable to the voters. It should no longer appoint its own at-large members. Its mission must be consistent with Nantucket's vision for quality of life and sustainability. It should not be allowed to work on behalf of the Island, for over a decade, without reporting directly to the people of Nantucket.

**For all these reasons, please vote YES to improve the NP&EDC and create a new, invigorated, well-rounded, transparent, and accountable Nantucket Planning Commission.**

---

#### **ADDITIONAL BACKGROUND RESEARCH**

**How does the Nantucket Planning & Economic Development Commission compare to neighboring Planning Commissions?**

The Nantucket Planning Commission differs from The Cape Cod Commission and Martha's Vineyard Commission in three important ways:

- Composition
- Mission
- Powers

#### **Composition**

- Martha's Vineyard (Dukes County) has 21 Commissioners
  - One Selectman or a resident registered to vote from each town, appointed by the board of selectmen from that town
  - Nine persons elected at large island wide, provided that there shall not be less than one person nor more than two persons elected from each town on Martha's Vineyard
  - One County Commissioner or designee of the Board of County Commissioners
  - one member of the cabinet, or his designee, appointed by the governor



- four persons whose principal residence is not Martha's Vineyard to be appointed by the Governor, said persons to have a voice but not vote in deciding matters before the Commission.
- The Cape Cod Commission (Barnstable County) has 19 Commissioners:
  - 15 members, one each appointed by the Select Board of each of 15 towns
  - One county commissioner appointed by the board of the County Commissioners
  - One Native American appointed by the board of county commissioners
  - one minority appointed by the Board of County Commissioners
  - one minority appointed by the Governor, serving in an advisory role only
  - The 18 voting members each have one vote

### *Observations*

Nantucket is unique in several ways:

- Nantucket is the only Regional Planning Agency that is comprised of only one town.
- Neighboring Planning Commissions do not include members of town Planning Boards, unless as designees of the Select Boards.
- Sitting members of the NP&EDC appoint three at-large members to the Commission. There are no other appointed or elected commissions on Nantucket which appoint their own at-large members. Neighboring planning commissions do not appoint their own members.
- Nantucket has no non-voting appointees and no Governor's appointee.

### **Mission**

The Martha's Vineyard Commission Act says:

- The purpose of the commission created by this act shall be to further protect the health, safety and general welfare of island residents and visitors by preserving and conserving for the enjoyment of present and future generations the unique natural, historical, ecological, scientific, and cultural values of Martha's Vineyard which contribute to public enjoyment, inspiration and scientific study, by protecting these values from development and uses which would impair them, and by promoting the enhancement of sound local economies.

The Cape Cod Commission Act says:

- The purpose of the Cape Cod Commission shall be to further: the conservation and preservation of natural undeveloped areas, wildlife, flora and habitats for endangered species; the preservation of coastal resources including aquaculture; the protection of groundwater, surface water and ocean water quality, as well as the other natural resources of Cape Cod; balanced economic growth; the provision of adequate capital facilities, including transportation, water supply, and solid, sanitary and hazardous waste disposal facilities; the coordination of the provision of adequate capital facilities with the achievement of other goals; the development of an adequate supply of fair



affordable housing; and the preservation of historical, cultural, archaeological, architectural, and recreational values.

The Nantucket Planning & Economic Development Commission Act says:

- In order to plan for the orderly and coordinated development and protection of the physical, social and economic resources of the Island of Nantucket, there is hereby established the Nantucket Planning and Economic Development Commission. The Commission shall be responsible for the preparation of comprehensive plans for the physical, social and economic development of said county and town and shall make recommendations for action to implement said plans to the responsible county and town agencies.

#### *Observations*

The CCC and MVC specifically seek balanced and/or sustainable growth, specifically plan for protection of the environment and environmental resources, cultural resources, and quality of life. The CCC also highlights planning for affordable housing.

#### **Powers**

The Cape Cod and Martha's Vineyard Commission are both RPAs (and MPOs) which, like Nantucket, create transportation plans, apply for transportation and other development grants, administer TIP funds, and create a variety of plans (development, housing, etc.) for the region.

- All three commissions have the ability to identify, designate, and regulate Developments of Regional Impact (Nantucket calls these DREIPs) but differ in how they define these.
- The MV and CC Commissions have an additional power, which is to designate and regulate Districts of Critical Planning Concern (DCPC). This power is granted by the Commonwealth because of fragile regional environments or extraordinary cultural landscapes and historic towns.
- **DCPCs allow CCC and MVC to ban fertilizer use outright (Nantucket does not have the ability to ban fertilizer use).**
- DCPCs allow the Commissions to pause development while necessary zoning tools and regulations are adopted to address critical concerns. New zoning or other regulatory changes override pre-existing unexercised grandfathered rights.

#### *Observations*

The powers granted by the Commonwealth to the CCC and MVC are unique among RPAs in the state. Because Nantucket has only one town, it does not need to coordinate among multiple towns' zoning and permitting laws. Nonetheless, there are attractive elements to the ability to designate DCPCs.

#### **Resources and References**

<https://www.mvcommission.org/dcpcs>

<https://www.capecodcommission.org/about-us/ccc-act>

<https://ecode360.com/15338757>

<https://www.nantucket-ma.gov/306/Planning-Economic-Development-Commission>

<https://www.nantucket-ma.gov/DocumentCenter/View/29539/Nantucket-PLUS-Study---Project-Report---Revised1?bidId=>



11-15-2021  
2:30 pm  
LJR

## Citizen Warrant Article

### *Primary Sponsor*

Name: ANNE DEWEZ

Address: 5 MILL ST, NANTUCKET, MA 02554

Email: AFMDEWEZ@GMAIL.COM

Phone #: (203) 685-5361

Warrant Article Title: Reconcile definitional inconsistency: Swimming Pool - Residential and Hot Tub/Spa and change the size criterion for pools and hot tubs/spas

To see if the Town will vote to (may attach body of article on separate page):

SEE ATTACHED PAGE

; or otherwise act thereon.



**PLEASE NOTE THAT ARTICLES TITLED**

**Disallow Hot Tubs and Spas in the Historic Districts  
(ROH and SOH)**

**AND**

**Reconcile definitional inconsistency: Swimming Pool –  
Residential and Hot Tub/Spa and change the size  
criterion for pools and spas**

**SUBMITTED BY ANNE DEWEZ ARE A PAIR. IF THE FIRST,**

**Disallow Hot Tubs and Spas in the Historic Districts  
(ROH and SOH)**

**PASSES, THERE IS NO NEED FOR THE SECOND,**

**Reconcile definitional inconsistency: Swimming Pool –  
Residential and Hot Tub/Spa and change the size  
criterion for pools and spas**

**IF THE FIRST DOES NOT PASS, THE SECOND IS TO BE  
CONSIDERED BY VOTERS**



**Article Title:** Reconcile definitional inconsistency: Swimming Pool – Residential and Hot Tub/Spa and change the size criterion for pools and spas

**Article Text:**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, by taking the following actions (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text; and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

Amend section 2A (definitions) as follows:

**HOT TUB/SPA**

A structure designed to be used for recreational purposes accessory to a principal use, either above or below grade, containing water more than 24 inches in depth and ~~equal to or less than 150~~ **64** square feet of water surface area, ~~and equal to or less than 1,000 gallons~~. This shall not include ornamental ponds, decorative water features, including, but not limited to, fountains, bird baths, and the like.

**SWIMMING POOL - RESIDENTIAL**

A structure designed to be used for recreational purposes, either above or below grade, containing water more than 24 inches in depth and exceeding ~~150~~ **64** square feet of water surface area, or exceeding 1,000 gallons. This shall not include ornamental ponds, decorative water features, including, but not limited to, fountains, bird baths, and the like. The swimming pool must be located on the same or contiguous lot as a residential dwelling or constructed for the benefit of a group of residences, such as a multifamily development, subdivision, or in conjunction with a neighborhood association. In the VR District only, the Zoning Board of Appeals, acting as the special permit granting authority, may grant a special permit to allow a residential swimming pool on a lot, subject to the following criteria being met: (1) the lot must meet or exceed the minimum lot size for the district, and (2) side and rear yard setbacks of 20 feet shall apply to the residential swimming pool and associated mechanical equipment. In the R-1, SR-1, R-5 and R-5L districts only, the following criteria must be met: (1) a minimum lot area of 7,500 square feet is required, and (2) side and rear setbacks of 10 feet shall apply to the residential swimming pool and associated mechanical equipment.

;or otherwise to act thereon



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars

11-15-21

2:30 PM

LLP

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022

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	I	II	III			
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c t 1	PRINTED NAME
1	✓	Anne Dewez	5 MILL ST	0	1	ANNE DEWEZ
2	✓	Matthew Fey	50-52 Cliff	0	1	Matthew Fey
3	✓	William A. Willauer	101 Surfside Rd	0	1	William A. Willauer
4	S	Tom Montgomery	33 N. LIBERTY ST.	0	1	TOM MONTGOMERY
5	N	Dan Silver	11 Weymouth St	0	1	Dan Silver
6	✓	Kristina Jelkeme	9 Kelley Rd	0	1	Kristina Jelkeme
7	✓	Carol Muehling	21 Okemaw Ave	0	1	CAROL MUEHLING
8	✓	Hillary Anapol	19 Madaket Rd.	0	1	Hillary Anapol
9	✓	Hillary Kayport	89 Main St.	0	1	Hillary Kayport
10	✓	Charles Davis	15 MILL ST	0	1	CHARLES DAVIS
11	✓	Seeds R. Holman	13 Pleasant St.	0	1	Seeds R. Holman
12	✓	Christine Sanford	3 Mill St.	0	1	CHRISTINE SANFORD
13	✓	Catherine S. Ward	4A Silver St	0	1	CATHERINE S. WARD
14	✓	Janet C. Mackay	Jan 34 Pleasant	0	1	Janet C. Mackay
15	✓	Campbell Sutton	15 Appleton	0	1	Campbell Sutton

Instructions to Registrars

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For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of

W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (13) THIRTEEN

signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars' names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket

James M. Coffin  
Carolyn A. Gordon  
James J. Holmes



# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
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11-15-2021

2:30 pm

UR

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C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e n t d i c t	P r e c e d e n t
			0	1
1	<i>Frederick P. McClure</i>	97 Hummock Pond Rd	0	1
2	<i>David Holland</i>	8 INDIA STREET	0	1
3	<i>Leslie Linsley</i>	39 Union St	0	1
4	<i>Sarah A. Wright</i>	38 Long Pond Dr	0	1
5	<i>Andrew G. Lowell</i>	4 New Lane	0	1
6	<i>Candice A. Miller</i>	14 S. Mill	0	1
7	<i>Margaret S. Andrews</i>	23 Sesapana Rd	0	1
8	<i>Raymond Pohl</i>	24 Pine Street	0	1
9			0	1
10			0	1
11			0	1
12			0	1
13			0	1
14			0	1
15			0	1

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T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_

signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket





### Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed: November 12, 2021	Date Rec'd by Town Admin:
Article Title: <i>Reconcile definitional inconsistency: Swimming Pool - Residential*</i>	
Sponsor Name: Anne Dewez	Email: <i>afndewez@gmail.com</i>

<i>1</i>	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	To fix the contradiction in the definitions of Swimming Pool - Residential and Hot Tub/Spa that has created confusion and led to small pools being installed in the historic districts despite a ban on pools; and to provide for a size of hot tub/spa that keeps it truly a hot tub/spa.
<i>2</i>	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	Residents in the Old Historic Districts will gain because future hot tubs/spas will be true hot tubs/spas for one or two people, not pools. They will no longer be at risk of the noise, light and environmental pollution associated with pools which are inappropriate in the old historic districts. The approval and permitting process will be easier for authorities and applicants because there will be no questions about what exactly is allowed.
<i>3</i>	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	I have studied the offerings of commercially available hot tubs/spas and 8' x 8' seems to be the most popular size. Please note that the maximum size proposed in the Article, 8' x 8', is actually generous because it is for the surface area of the water. 8' x 8' commercial hot tubs/spas have a smaller internal area for water.

*and Hot Tub/spa and change the size criterion for pools and hot tubs/spas.*



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	As far as I see, there are no financial consequences of the Article.
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	The Building Department and the HDC will review applications for these structures in the normal course as they do now. The Zoning Enforcement Officer will be responsible for ensuring that zoning rules are respected, as is the case now.
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	Not to the best of my knowledge.

September 2019



**Voter Guide to Citizen Warrant Article “Reconcile definitional inconsistencies: Swimming Pool – Residential and Hot Tub/Spa; change the size criterion for pools and spas”**

**Please note that this Article is linked to the first Article above. If the first Article passes, this one will be unnecessary, and it will be withdrawn. If the first Article does not pass, this one will be considered by voters.**

**Why is this Article necessary?**

In the event that the Article to disallow hot tubs and spas in the old historic districts does not pass, there is a need to eliminate a conflict in the existing definitions of Pool and Hot Tub/Spa. This conflict is creating confusion and allowing people to circumvent the ban on pools in ROH and SOH that was established in 2011.

**What is the conflict?**

There are two key criteria in the definition of pool, either of which determine what a pool is: size and the amount of water in the pool. A pool is a basin with more than 150 sq ft of water surface area, or containing more than 1,000 gallons of water.

Only one key criteriaon in the definition of a spa determines what it is: size. A spa is a basin with a surface area of water that is equal to or less than a pool: 150 sq ft. The amount of water allowed is missing.

This suggests that a spa can have any amount of water in it. However, because of the “or” in the definition of pool, a basin of water with more than 1,000 gallons in it is a pool and therefore not allowed in ROH and SOH.

The first item in this Article makes the definitions of pool and spa compatible. A spa or hot tub is the mirror image of a pool in terms of size and amount of water.

**Why are you changing the allowed water surface area from 150 sq ft to 64 sq ft?**

150 sq ft (for example, 15’ by 10’) is a very large footprint, more like a pool than a spa. Most spa users’ interest is in the therapeutic benefits of hot water and water jets. Research suggests that the most popular size of spa is around 8’ x 8’.

A very large footprint spa invites users to treat it like a pool, with the attendant nuisances of noise, light and environmental pollution. These nuisances are particularly severe in dense areas like ROH and SOH.

**I live out of town. Will I still be able to have a pool and a spa of any size?**

Yes, within the limitations established for pools in your area. Typically, spas attached to or in the vicinity of a regular swimming pool hold a lot more than 1000 gallons of water, so technically they are pools. There is no prohibition on the number of pools an owner can install on property on which pools are allowed. If you want a spa greater than 64 sq ft, you would apply for two pools.



**Citizen Warrant Article***Primary Sponsor*

Name: Anne Dewez  
Address: 5 Mill Street, Nantucket, MA 02554  
Email: afmdewez@gmail.com  
Phone #: 203 685 5361

Warrant Article Title: Disallow Hot Tubs and Spas in the Historic Districts (ROH and SOH)

To see if the Town will vote to (may attach body of article on separate page):

SEE ATTACHED PAGE

; or otherwise act thereon.



**PLEASE NOTE THAT ARTICLES TITLED**

**Disallow Hot Tubs and Spas in the Historic Districts  
(ROH and SOH)**

**AND**

**Reconcile definitional inconsistency: Swimming Pool –  
Residential and Hot Tub/Spa and change the size  
criterion for pools and spas**

**SUBMITTED BY ANNE DEWEZ ARE A PAIR. IF THE FIRST,**

**Disallow Hot Tubs and Spas in the Historic Districts  
(ROH and SOH)**

**PASSES, THERE IS NO NEED FOR THE SECOND,**

**Reconcile definitional inconsistency: Swimming Pool –  
Residential and Hot Tub/Spa and change the size  
criterion for pools and spas**

**IF THE FIRST DOES NOT PASS, THE SECOND IS TO BE  
CONSIDERED BY VOTERS**



**Article Title: Disallow Hot Tubs and Spas in the Historic Districts (ROH and SOH)****Article Text:**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

Amend Section 7A (use chart) by adding a new line after Swimming Pool – Residential entitled “Hot Tub/Spa” and inserting “N” in the ROH SOH column and “A” in each other column under the respective zoning districts across the chart except for zoning district CI: “N” and zoning districts V-R and MMD: SP

;or otherwise to act thereon



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars

11-15-2021

2:30pm

LLP

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

	I	II	III			
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c e 1	PRINTED NAME
1	✓	<u>Ann Dewez</u>	5 MILL STREET	0	1	ANN DEWEZ
2	✓	<u>Leslie Forbes</u>	19 LONG POND DR	0	1	LESLIE FORBES
3	S	<u>Charlie Kilger</u>	4 Darling St.	0	1	Charlie Kilger
4	✓	<u>Emily H. Kilger</u>	4 Darling St.	0	1	Emily H. Kilger
5	✓	<u>Caroline Thornewick</u>	48 Dulces Rd	0	1	CAROLINE THORNEWICK
6	✓	<u>Carolyn H. Crowley</u>	7 South Mill St	0	1	CAROLYN H. CROWLEY
7	✓	<u>Anne W. Trouman</u>	41 FAIR ST	0	1	ANNE W. TROUMAN
8	✓	<u>David D. Worth</u>	19 LONG POND Dr	0	1	DAVID D. WORTH
9	✓	<u>Charles Davis</u>	15 MILL ST	0	1	CHARLES DAVIS
10	✓	<u>Matthew Fee</u>	50-52 Cliff Rd	0	1	Matthew Fee
11	✓	<u>William A. Williams</u>	101 Surbside Rd	0	1	William A. Williams
12	S	<u>Tom Montgomery</u>	33 N. Liberty St.	0	1	TOM MONTGOMERY
13	N	<u>David Silva</u>	11 Weymouth St	0	1	David Silva
14	✓	<u>Kristina Jellene</u>	9 Kelley Rd	0	1	Kristina Jellene
15	✓	<u>Carol Mushling</u>	21 Okopu Ave	0	1	CAROL MUSHLING

Instructions to Registrars

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.

For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of

W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (12) TWELVE  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars' names must be signed or stamped below)

James M. Coffin  
Carolyn A. Gould  
Nancy J. Holmes  
Registrars of Voters of the Town of Nantucket



# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

DATE and TIME this paper  
received by Registrars

11-15-2021  
2:30 PM LRP

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on Monday May 2, 2022.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e n t c o d e	PRINTED NAME
1	Hillary Anapol	19 madaket Rd	0 1	Hillary Anapol
2	Hillary Rayport	89 Mark St.	0 1	Hillary Rayport
3	Sandra R. Holland	13 Pleasant St.	0 1	Sandra R. Holland
4	Christine Vanfere	3 Mill St	0 1	Christine Vanfere
5	CATHERINE S. WARD	4A SILVER ST	0 1	CATHERINE S. WARD
6	Janet C Mackay	34 Pleasant St	0 1	Janet Mackay
7	Campbell Sutton	15 Appleton	0 1	Campbell Sutton
8	Frederick P. McElwre	97 Hummock Pond Rd	0 1	FREDERICK P. McELWRE
9	Leslie Linsley	39 Union St	0 1	Leslie Linsley
10	David Holland	8 INDIA STREET	0 1	DAVID HOLLAND
11	Sorcha A Wright	38 long Pond Dr	0 1	Sorcha A Wright
12	Andrew G. Lawick	4 New Lane	0 1	Andrew G. Lawick
13	Candice Miller	14 S. Mill St.	0 1	Candice Miller
14	Maxfreeth Sonders	23 Sesapana Rd	0 1	Maxfreeth Sonders
15	Raymond Pohl	24 Pine Street	0 1	Raymond Pohl

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

- N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

Registrars of Voters of the Town of Nantucket





### Citizen Warrant Article Questionnaire

The Finance Committee (FinCom) encourages article sponsors to provide complete and comprehensive answers to the below questions. Your materials will be distributed to members well in advance of the Public Hearing at which you will have the opportunity to speak on your proposal. The more specific and relevant information provided on the action you seek from the Town Meeting, the more prepared FinCom will be for the actual hearing with you. The questionnaire is not required but is intended to provide a full set of materials for the FinCom to evaluate. Additional sheets may be attached to this form.

Date Form Completed: 11/12/2021	Date Rec'd by Town Admin:
Article Title: Disallow Hot Tubs and Spas in the Historic Districts (ROH and SOH)	
Sponsor Name: Anne Dewez	Email: afmdewez@gmail.com

1	<i>At a summary level, what is the proposed purpose and objective of this Warrant Article?</i>
<b>Response</b>	To allow voters to choose if they wish to disallow or allow hot tubs and spas in ROH and SOH. In 2011 they voted overwhelmingly to ban pools but small pools crept in due to how the definition of pool was written. Many are strongly opposed to any water features.
2	<i>Does the community-at-large gain value through the article? If so, how?</i>
<b>Response</b>	If the Article passes, the residents in the Old Historic Districts will gain because those who do not live near properties with water features will no longer be at risk of the nuisances associated with these structures. The HDC and the Building Department will be able to process more applications more expeditiously.
3	<i>Have you done any research on the topic that can be shared? If yes, please feel free to attach any supplemental information.</i>
<b>Response</b>	I have been leading the fight against "spas" on lots in the Mueller subdivision for over a year. In the process, I have encountered hundreds of people who object vehemently to water features in ROH. They create noise, light and environmental pollution that are impossible to escape in dense areas.



4	<i>What is your understanding of the cost implications (operating and capital), both immediate and long-term to the town? (example: personnel costs, maintenance, equipment, supplies, etc); and, what would be the proposed funding source?</i>
<b>Response</b>	As far as i can see, there are no financial consequences of the Article. Some might claim that property values in ROH and SOH would go down, therefore tax revenues would diminish. I would argue that they could just as easily go up because the potential for nuisance risk is eliminated.
5	<i>Who do you envision executing the outcome of the article (will it require a new position; how would it fit in with a particular department; who would enforce it; who would be in charge of implementing it)? Have efforts have been made to involve the necessary participants as to the impacts of executing the article?</i>
<b>Response</b>	If any applications came in for a spa or a hot tub in ROH/SOH post approval of the Article, PLUS and HDC would reject them. This would be no different from rejecting any application for something that is not allowed in a particular district.
6	<i>Is the topic of the article contained within any Town Plan (ie, Master Plan, Transportation Plan, Capital Improvement Plan, Strategic Plan)?</i>
<b>Response</b>	Not to the best of my knowledge.

September 2019



## **Voter Guide to Citizen Warrant Article “Disallow Hot Tubs and Spas in the Historic Districts (ROH and SOH)”**

### **Why is this Article necessary?**

In 2011, voters at Annual Town Meeting voted overwhelmingly in favor of banning pools in the Nantucket old historic district (ROH) and the Siasconset old historic district (SOH). At the time, a new definition of Swimming Pool – Residential was created and added to the zoning Use Chart. The ban was effected by inserting N for No at the intersection of the row containing Swimming Pool – Residential and the column for ROH and SOH.

In subsequent years, a loophole in the definition of pool allowed property owners to install large “spas” in ROH and SOH. Pools are defined to be larger than 150 sq ft or contain more 1,000 gallons of water. Pools that were under those criteria were considered “legal” and, to differentiate them from pools, they came to be called “spas”.

In 2017, voters at Special Town Meeting voted in favor of a technical Article having to do with definitions. That Article included a new definition of Hot Tub/Spa, which was included so that these features could be excluded from ground cover calculations. This definition also had a loophole: while it had the 150 sq ft criterion, it did not include any volume of water criterion. In subsequent years, the loophole in this ground cover-related definition has been morphed into the justification for “spas” in the historic districts with thousands of gallons of water;; true small pools.

People do not like pools in densely populated areas and neighborhoods. They come with noise, light and environmental pollution that is impossible to escape, thus significantly diminishing neighbors’ ability to enjoy their own homes and gardens.

This Article gives voters the opportunity to reaffirm their opposition to pools in ROH and SOH, this time in the form of “spas” or “hot tubs”.



11-15-21

2:45

## Citizen Warrant Article

## Primary Sponsor

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ABINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: ZONING MAP CHANGE-B200R-10L NOBADER  
WAY

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



11-15-21

2.45

## ARTICLE

## (Zoning Map Change: R-20 to R-10L - Nobadeer Way)

To see if the Town will vote to take the following actions in regard to the following properties:

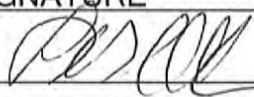
Map	Lot	Number	Street
68	50	1	Nobadeer Way
68	113	2	Nobadeer Way
68	169	3	Nobadeer Way
68	170	4	Nobadeer Way
68	171	5	Nobadeer Way
68	172	6	Nobadeer Way
68	118	7	Nobadeer Way
68	117	8	Nobadeer Way
68	116	9	Nobadeer Way
68	115	10	Nobadeer Way
68	114	11	Nobadeer Way
68	51	12	Nobadeer Way

- (1) To place the foregoing properties noted, currently in the Residential-20 (R-20) zoning district, into the Residential-10 Limited (R-10L) zoning district.

All as shown on the attached map.

Or to take any other action related thereto.

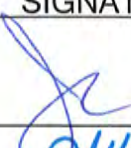

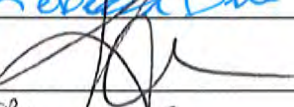
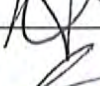

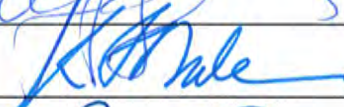
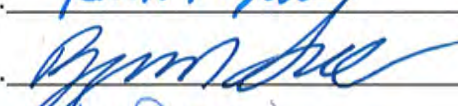

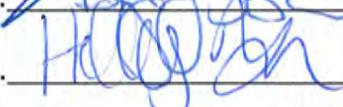
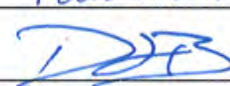
(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 1. LINDA WILLIAMS		6 S. PASTURE LN
✓ 2. Evan Gerardi	Evan Gerardi	6 S. PASTURE LN
✓ 3. Laura Lombardi	Laura Lombardi	22 Field Ave
✓ 4. Legado Ramos	Legado Ramos	20 Hummock Blvd
✓ 5. Primo Voyages		140 Perry Way
✓ 6. Steven Cohen		21 Flatlock Rd



11-15-21

2:45

	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 7.	Jennifer Cohen		21 Flintlock Rd
✓ 8.	Ralita Mitrakieva		60 Windy Way
✓ 9.	Rebecca Divine	Rebecca Divine	18 York street
✓ 10.	Kimberly Gertin		15B Pine Tree Rd.
✓ 11.	John B. Great BRESTER		31 8th Street Somerset
✓ 12.	Alexandra LaPaglia		5 atlantic ave
13.	Kevin F. Daley		7 Sesayana Rd
14.		Ryan Swan	19 Friendship Ave
15.		Holly Viscus	2 Zachary Way
16.		Holly Ferrandos	5A Green Meadows Drive
17.	PATRICIA A. HALSTAD	Patricia Halstad	25 BREUSTER ROAD
18.	DAVID J. BUCKLEY		8 Nobska Way
19.			
20.			
21.			
22.			
23.			





#### Property information



#### MAP FOR REFERENCE ONLY NOT A LEGAL DOCUMENT

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 11/04/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



Q

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.  
S B unable to identify signature or address as that of  
W B wrong district or community.  
T B already signed this petition.

### CERTIFICATION OF SIGNATURES

We certify that ( 12 ) TWELVE  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

*Nancy R. Holmes*  
*James M. Crippen*  
*Carolyn A. Gould*

Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

11-15-21  
2:45

## Primary Sponsor

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ARINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: ZONING BYLAW CHANGE -  
DEFINITIONS AND WORD USAGE

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



11-15-21  
2:45

## ARTICLE \_\_\_\_

## (Zoning Bylaw Change: Definitions and Word Usage)

To see if the Town will vote to amend Nantucket Zoning Bylaw Section 139-2 (Definitions and Word Usage - Apartment) by adding the following highlighted paragraph:

APARTMENTS - A dwelling unit located within a commercial structure or detached structures on the same lot with a commercial use. An apartment(s) shall not occupy more than 50% of the first floor area of the commercial structure(s). The Planning Board may by special permit waive this requirement based on a finding that the commercial character of the area will not be negatively impacted by the location of a dwelling unit on the first floor of the commercial structure. A maximum of four apartments are allowed by right in certain districts, subject to the dimensional requirements set forth below. The Planning Board may issue a special permit to allow more than four apartments on larger lots, provided that: (1) the overall number of units shall not exceed the density in the schedule below; and (2) the applicant shall demonstrate through a submission of a dimensional lotting plan that the subject property could be divided into multiple lots pursuant to a conventional subdivision plan without requiring waivers from the Planning Board's Rules and Regulations Governing the Subdivision of Land (as in effect at the time of application):

- (1) CDT - One dwelling unit is permitted for each 1,000 square feet of lot area.
- (2) CMI - One dwelling unit is permitted for each 2,000 square feet of lot area.
- (3) CN - One dwelling unit is permitted for each 3,000 square feet of lot area.
- (4) CTEC - One dwelling unit is permitted for each 4,000 square feet of lot area.
- (5) CI - One dwelling unit is permitted for each 5,000 square feet of lot area.

The Planning Board may waive the density as set forth in the schedule above by special permit.

Or to take any other action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 1. LINDA WILLIAMS		6 S. PASTURE LN
✓ 2. Evan Gerardi	Evan Gerardi	6 S. PASTURE LN
✓ 3. Laura Lombard	Laura Lombard	22 Field Ave
✓ 4. Leigh M Ramos	Leigh M Ramos	20 Hummock Pk Rd



11-15-21

2:45

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 5. Rolando Voyales	<i>Rolando Voyales</i>	14 Osprey Way, Nantucket
✓ 6. Steven Cohen	<i>Steve Che</i>	21 Flintlock Rd
✓ 7. Jennifer Conn	<i>Jennifer Conn</i>	21 Flintlock Rd.
✓ 8. Ralitsa Mitrakieva	<i>Ralitsa Mitrakieva</i>	66 Windy Way
✓ 9. Rebecca Devine	<i>Rebecca Devine</i>	18 York St.
✓ 10. Kimberly Gwertin	<i>Kimberly Gwertin</i>	15 B Pine Tree Rd.
✓ 11. John Brescher	<i>John Brescher</i>	31 Samuel Ln <sup>Somerset</sup>
✓ 12. Alexandra LaFoglie	<i>Alexandra LaFoglie</i>	5 Atlantic Ave
13. Kevin F. Dale	<i>Kevin F. Dale</i>	7 Sesayana Rd
14. Bryan Swan	<i>Bryan Swan</i>	19 Friendship Ave
15. Holly Visco	<i>Holly Visco</i>	2 Zachary Way
16. Holly Fernandes	<i>Holly Fernandes</i>	5A Green Meadows Drive
17. PATRICIA A. HALSTED	<i>Patricia Halsted</i>	25 Brewster Road
18. DAVID J. BUCKLEY	<i>David J. Buckley</i>	8 Nobska Way
19.		
20.		
21.		
22.		
23.		
24.		
25.		
26.		
27.		



**R Instructions to Registrars**

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

**CERTIFICATION OF SIGNATURES**

We certify that ( 12 ) Twelve  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*Carolyn A. Gould*  
*James M. Coffin*  
*Nancy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



11-15-21  
2:45

## Citizen Warrant Article

## Primary Sponsor

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ABINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: ZONING BYLAW AMENDMENT - SWIMMING  
POOL RESIDENTIAL - REDUCE SF FROM 6,500 SF  
To see if the Town will vote to (may attach body of article on separate page): TO 6,000 SF

; or otherwise act thereon.



11-15-21  
2:45 pm

## ARTICLE \_\_\_\_\_

## ZONING BYLAW AMENDMENT: SWIMMING POOL RESIDENTIAL

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket as follows (Note: this was the language that was approved in Article 48 of the 2021 Annual Town Meeting):





## 1. Amend section 139-2A (definitions) as follows:

## Swimming Pool - Residential

- A structure designed...
  - In the VR District only...
  - In the R-1, SR-1, R-5, and R-5L, districts only, the following criteria must be met: (1) a minimum lot area of 7,500 **6,000** square feet is required, and (2) side and rear yard setbacks of 10 feet shall apply to the residential swimming pool and associated mechanical equipment. This requirement shall apply to residential swimming pools for which a building permit is issued after September 30, 2021.
2. Amend Section 139-7A (Use Chart) by replacing "A" with "A with lot  $\geq$  7,500 **6,000** sq ft" in the "Swimming pool - residential" row in the R-1/SR-1 and R-5/R-5L columns.

Or take any other action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 1. LINDA WILLIAMS		6 S. PASTURE LN
✓ 2. Evan Gerardi	Evan Gerardi	6 S. PASTURE LN
✓ 3. Laura Lombard	Laura Lombard	22 Field Ave
✓ 4. Ryan Vazquez		14 BERRY WAY
✓ 5. Steven Cohen	Steven Cohen	21 FLINTLOCK RD
✓ 6. Jennifer Coe		21 FLINTLOCK RD
✓ 7. Palitsa Mitrakian		60 Windy Way
✓ 8. Rebecca Devine	Rebecca Devine	18 York Street

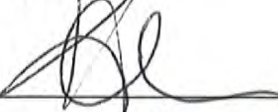


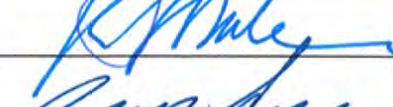


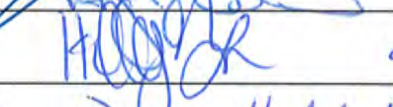
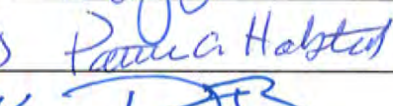
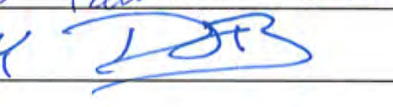


11-15-21  
2:45 pm

NAME (PRINT)

SIGNATURE

RESIDENTIAL ADDRESS

- ✓ 9. Kimberly Oveshin  15B Pine Tree Rd.  
✓ 10. John Breich BRECHER  31 Somers Lane Somerset  
✓ 11. Alexandra LaFaglia  5 Atlantic Ave  
✓ 12. Kevin F. Dale  7 Sesapana Rd  
13. Bryan Swann  19 Friendship Lane  
14. Holly Visco  22 Cherry Way  
15. Holly Fernandes  5A Green Meadows Drive  
16. PATRICIA A. HALSTAD  25 BREWSTER ROAD  
17. DAVID BUCKLEY  8 Nobska Way

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**S Instructions to Registrars**

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

**CERTIFICATION OF SIGNATURES**

We certify that ( 12 ) Twelve  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Percy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

## Primary Sponsor

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET MA 02554  
Email: C2ARINALINDA@COMCAST-NET  
Phone #: 508-221-0432

Warrant Article Title: ZONING-BY-LAW AMENDMENT:  
SWIMMING-POOL RESIDENTIAL-

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



11-15-21  
2:45

## ARTICLE \_\_\_\_\_

## ZONING BYLAW AMENDMENT: SWIMMING POOL RESIDENTIAL

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket by striking the following language (Note: this was the language that was approved in Article 48 of the 2021 Annual Town Meeting):

1. Amend section 139-2A (definitions) as follows:

## Swimming Pool - Residential

- A structure designed...
  - In the VR District only...
  - In the R-1, SR-1, R-5, and R-5L, districts only, the following criteria must be met: (1) a minimum lot area of 7,500 square feet is required, and (2) side and rear yard setbacks of 10 feet shall apply to the residential swimming pool and associated mechanical equipment. This requirement shall apply to residential swimming pools for which a building permit is issued after September 30, 2021.
2. Amend Section 139-7A (Use Chart) by replacing "A" with "A with lot  $\geq$  7,500 sq ft" in the "Swimming pool - residential" row in the R-1/SR-1 and R-5/R-5L columns.

Or take any other action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
1. LINDA WILLIAMS	[Signature]	6 SPASTORE LN
2. EVAN GERARDI	Evan Gerardi	6 S. PASTORE LN
3. Laura Lombardi	Laura Lombardi	22 Field Ave
4. Leigh M Ramos	Leigh M Ramos	20 Hummock Pond Rd
5. Raulo Voytes	[Signature]	14 OSPREY WAY
6. Steven Cohen	Steven Cohen	21 FLINTLOCK RD
7. Jenni for Cohen	[Signature]	21 Flintlock Rd
8. Ralita Mitrakieva	[Signature]	6C Windy Way



11-15-21

2:45 pm

	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
9.	Rebecca Davine	Rebecca Davine	18 York Street
10.	Kimberly Guertin	[Signature]	15B Pine Tree Rd.
11.	John B. Bressner	[Signature]	31 Smith Ln Somerset
12.	Alexandra LaFaglia	[Signature]	5 Atlantic Ave
13.	Kevin F. Dale	[Signature]	7 Sesayama Rd
14.	Bryan Swan	[Signature]	19 Fournier Lane
15.	Holly Visco	[Signature]	2 Zachary Way
16.	Holly Fernandes	[Signature]	8 Green Meadows Drive
17.	PATRICIA A. HALSTED	Patricia Halsted	25 BREWSTER ROAD
18.	DAVID BUCKLEY	[Signature]	8 Nobska Way
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29.			

18 (Eighteen signatures)

11-16-2021

Nancy A. Holmes  
 Carolyn A. Gould  
 James M. Coffin



**T Instructions to Registrars**

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Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

**CERTIFICATION OF SIGNATURES**

We certify that ( 18 ) Eighteen  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*James M. Coffey*  
*Nancy L. Holmes*  
*Carolyn A. Gould*  
Registrars of Voters of the Town of Nantucket



**Citizen Warrant Article***Primary Sponsor*Name: LINDA WILLIAMSAddress: PO BOX 1446, NANTUCKET MA 02554Email: C2ARINALINDA@COMCAST-NETPhone #: 508-221-0432Warrant Article Title: By SPECIAL PERMIT IN CM I  
ZONING BYLAW CHANGES - STORAGE CONTAINER

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.

11-16-2021

18- (EIGHTEEN SIGNATURES)

Carolyn A. Gould

Nancy Z. Holmes

James M. Coffey



W. Helmes  
Nov 15, 2021  
3:04 p.m.

## ARTICLE \_\_\_\_

## (Zoning Bylaw Change: Storage Container by Special Permit in CMI)


To see if the Town will vote to amend Zoning Bylaw Section 139-7A (Use Chart) by deleting "N" and replacing it with "SP" in the Commercial-Mid-Island (CMI) column.

Or to take any other action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
1. <u>LINDA WILLIAMS</u>	<u>[Signature]</u>	<u>6 S. PASTURE LN</u>
2. <u>Evan Gerardi</u>	<u>Evan Gerardi</u>	<u>6 S. PASTURE LN</u>
3. <u>Laura Lombard</u>	<u>Laura Lombard</u>	<u>22 Field Ave</u>
4. <u>Keith M Ramor</u>	<u>Keith M Ramor</u>	<u>20 Hummock Pkwy</u>
5. <u>Ramon Voxars</u>	<u>[Signature]</u>	<u>14 WILSON WAY</u>
6. <u>Steven Cohen</u>	<u>Steven Cohen</u>	<u>21 Flintlock Rd</u>
7. <u>Jennifer Cohen</u>	<u>[Signature]</u>	<u>21 Flintlock Rd</u>
8. <u>Ralitsa Mitkova</u>	<u>[Signature]</u>	<u>60 Windy Way</u>
9. <u>Rebecca Devine</u>	<u>Rebecca Devine</u>	<u>18 York Street</u>
10. <u>Kimberly Brescher</u>	<u>[Signature]</u>	<u>15 B Pine Tree Rd.</u>
11. <u>John B. Brescher</u>	<u>[Signature]</u>	<u>31 Small Ln <sup>Somerset</sup> LN</u>
12. <u>Alexandra Laforgia</u>	<u>[Signature]</u>	<u>5 Atlantic Ave</u>
13. <u>Kevin F. Dale</u>	<u>[Signature]</u>	<u>7 Ferguson Rd</u>
14. <u>Bryan Swan</u>	<u>[Signature]</u>	<u>19 Friendship Lane</u>
15. <u>Holly Visio</u>	<u>[Signature]</u>	<u>2 Zachary Way</u>
16. <u>Holly Fernandes</u>	<u>[Signature]</u>	<u>5A Freon Meadows Drive</u>
17. <u>PATRICIA A. HASTED</u>	<u>Patricia A. Hasted</u>	<u>25 BREWSTER ROAD</u>



	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
18.	DAVID BUCKLEY		8 NOBSKA WAY
19.			
20.			
21.			
22.			
23.			
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25.			
26.			
27.			
28.			
29.			

James M. Coffin

Nancy Z. Holmes

Carolyn A. Gould



**U Instructions to Registrars**

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N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

**CERTIFICATION OF SIGNATURES**

We certify that ( 18 ) Eighteen  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*James M. Coffey*  
*Nancy L. Holmes*  
*Christopher A. Gould*  
Registrars of Voters of the Town of Nantucket



**Citizen Warrant Article***Primary Sponsor*

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ARINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: RE ACQUISITION PROPRIETORS ROAD  
OFF TRIPP DRIVE / SOUTH STONE RD

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



Nov. 15, 2021  
 12 Holmes  
 3:05 pm

## ARTICLE

## (Real Estate Acquisition: Proprietors Road - Off Tripp Drive/South Shore Road)

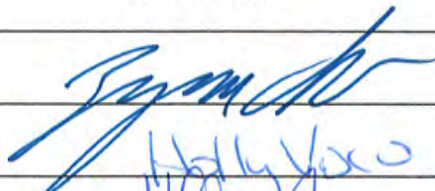
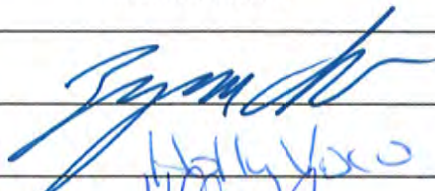
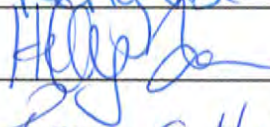
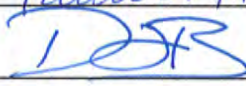
To see if the Town will vote to authorize the Select Board to acquire by purchase, gift or eminent domain for public way, drainage, general municipal purposes, and/or the purposes of conveyance, the fee title or lesser interests in all or any portions of the property shown as "Proprietors Road" located west of property at 14 Tripp Drive (Tax Assessor's Map 80, Parcel 310) and 59 South Shore Road (Tax Assessor's Map 80, Parcel 308), from a line extending across said road at the northern property line of 14 Tripp Drive south to its terminus at the southwest corner of 59 South Shore Road, with a dimension of approximately 33' x 513'. as shown on the plan attached hereto.

Or to take any other action related thereto.

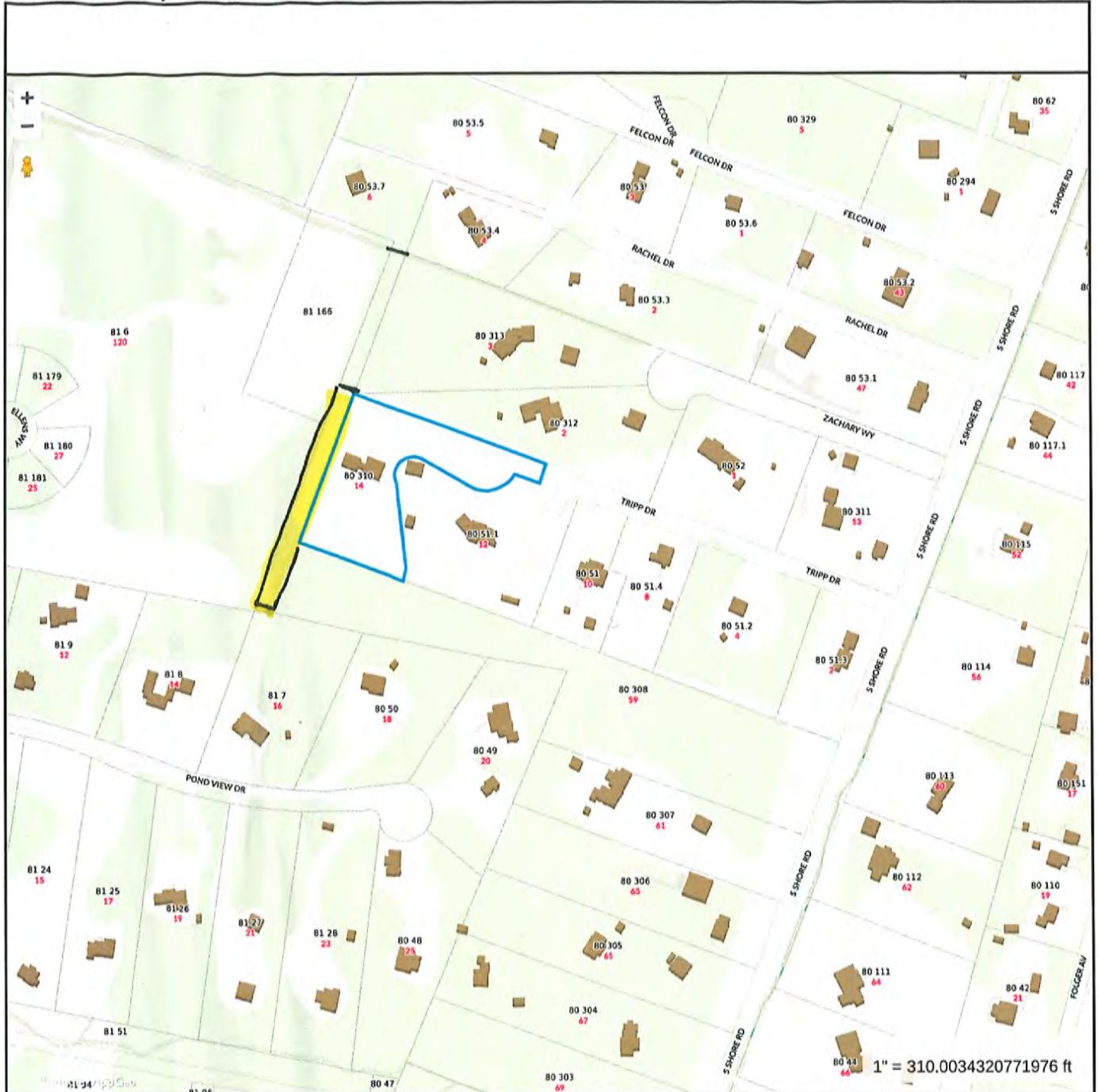
(LINDA WILLIAMS)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
1. <del>Linda Williams</del>	<del>[Signature]</del>	<del>6 S. PASTURE LN</del>
2. <del>Evan Gerardi</del>	<del>[Signature]</del>	<del>6 S. PASTURE LN</del>
3. <del>Laura Lombardi</del>	<del>[Signature]</del>	<del>22 Field Ave</del>
4. <del>Leigh M Ramos</del>	<del>[Signature]</del>	<del>20 Hammock Pkwy</del>
5. <del>Robert Vojtes</del>	<del>[Signature]</del>	<del>14 BERRY WAY</del>
6. <del>Steven Chen</del>	<del>[Signature]</del>	<del>21 Flintlock Rd</del>
7. <del>Jennifer Cohn</del>	<del>[Signature]</del>	<del>31 Flintlock Rd</del>
8. <del>Ralitsa Mitrakieva</del>	<del>[Signature]</del>	<del>60 Windy Way</del>
9. <del>Rebecca Devine</del>	<del>[Signature]</del>	<del>18 York Street</del>
10. <del>Kimberly Guezlin</del>	<del>[Signature]</del>	<del>15B Pine Tree Rd.</del>
11. <del>John Brescher</del>	<del>[Signature]</del>	<del>31 Sunset Ln</del>
12. <del>Alexandra LaPaglia</del>	<del>[Signature]</del>	<del>5 Atlantic Ave</del>
13. <del>[Signature]</del>	<del>[Signature]</del>	<del>Kevin F. Dale</del>
14. <del>[Signature]</del>	<del>[Signature]</del>	<del>[Signature]</del>



	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
15.	Bryan Swan		19 Friendship Ave
16.	Holly Fernandos		22 Cherry Way
17.	Holly Fernandos		5A Green Mountains Drive
18.	PATRICIA HALSTAD	Patricia Halstad	25 BREWSTER ROAD
19.	DAVID J BUCKLEY		8 Nobska Way
20.			
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**Property Information**



**MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT**

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 11/04/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



V Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

CERTIFICATION OF SIGNATURES

We certify that (13) thirteen  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

James M. Coffin  
Carolyn A. Gould

Registrars of Voters of the Town of Nantucket

Henry A. Holmes



**Citizen Warrant Article***Primary Sponsor*

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ARINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: RE CONVEYANCE PROPRIETORS RD  
OFF TRIPP DRIVE/SOUTH STONE RD

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



11-15-21  
2:45

# Real Estate Conveyance: Proprietors Road - Off Tripp Drive/South Shore Road)

To see if the Town will vote to authorize the Select Board to sell, convey or otherwise dispose of the fee or lesser interests in all or any portion of property shown as "Proprietors Road" located west of property at 14 Tripp Drive (Tax Assessor's Map 80, Parcel 310) and 59 South Shore Road (Tax Assessor's Map 80, Parcel 308), from a line extending across said road at the northern property line of 14 Tripp Drive south to its terminus at the southwest corner of 59 South Shore Road, with a dimension of approximately 33' x 513', as shown on the plan attached hereto, subject to Chapter 30B of the Massachusetts General Laws and guidelines established under the "Nantucket Yard Sales" program on file at the Select Board's Office. Such disposition to be on such terms and conditions as the Select Board may deem appropriate, which may include the reservation of easements and restrictions,

Or take any action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
--------------	-----------	---------------------

- |       |                    |                    |
|-------|--------------------|--------------------|
| 1.    |                    |                    |
| ✓ 2.  | Linda Williams     | 6 S. PASTURE LN    |
| ✓ 3.  | Evan Gerardi       | 6 S. PASTURE LN    |
| ✓ 4.  | Laura Lombardi     | 22 Field Ave       |
| ✓ 5.  | Leigh M. Ramos     | 20 Hammock Rd      |
| ✓ 6.  | Ramon Voxares      | 14 ASHROCK WAY     |
| ✓ 7.  | Steven Cohen       | 21 Flintlock Rd    |
| ✓ 8.  | Jennifer Cohen     | 21 Flintlock Rd.   |
| ✓ 9.  | Ralitse Mitrakieva | 66 Windy Way       |
| ✓ 10. | Rebecca Davino     | 18 York St.        |
| ✓ 11. | Kimberly Gartin    | 15B Pine Tree Road |
| ✓ 12. | John B. Breake     | 31 Somerset Ln     |

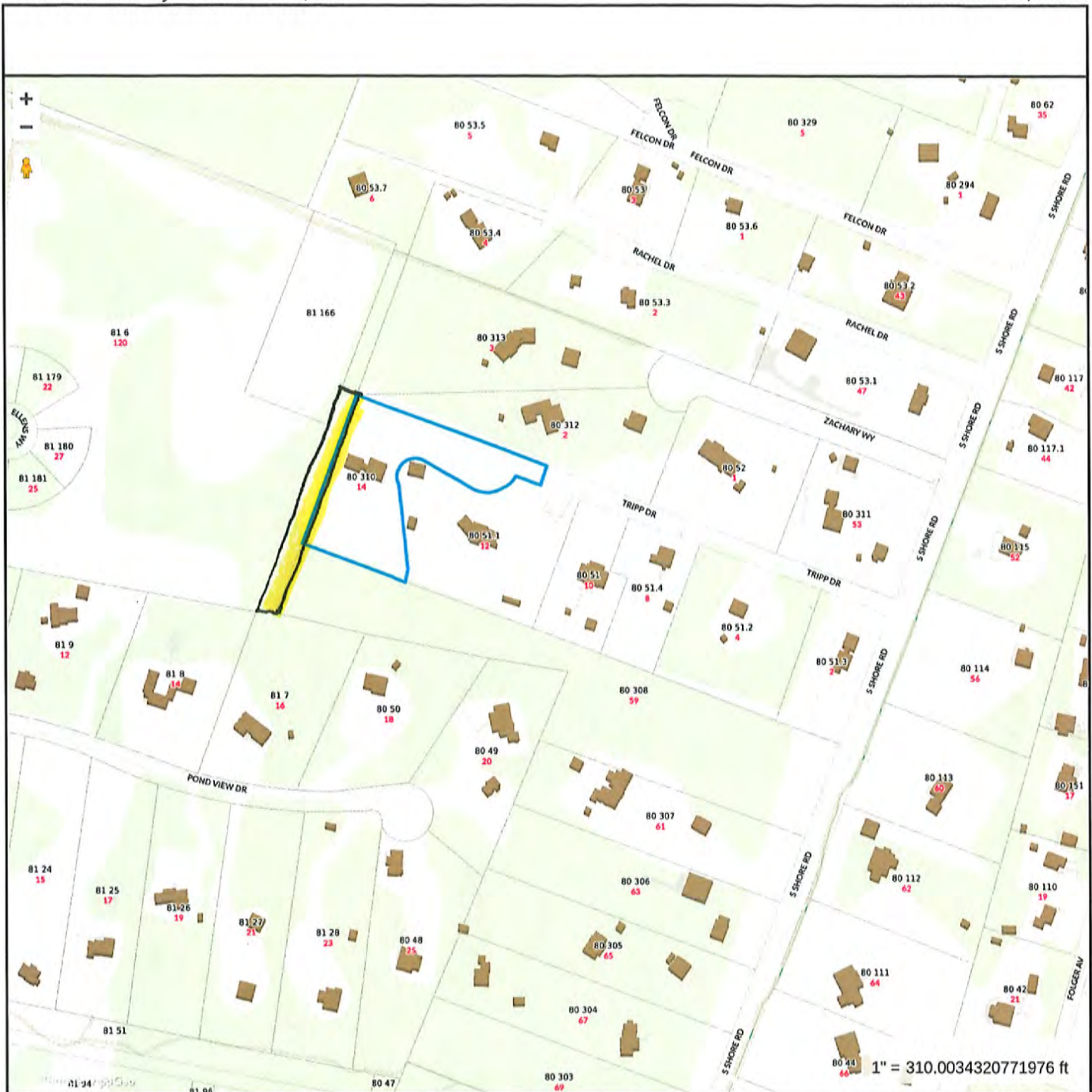


11-15-21

2:45

	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
13.	Alexandra LaPaglia	A LaPaglia	5 Atlantic Ave
14.	KARIN F. Dale	K F Dale	7 Sesapana Rd
15.	Bryan Saton	Bryan Saton	19 Friendship Ave
16.	Holly Vico	Holly Vico	2 Zachary Way
17.	Holly Fernandes	Holly Fernandes	5A Green Meadows Drive
18.	PATRICIA A. HALSTED	Patricia Halsted	25 BERUSTAD ROAD
19.	DAVID J BUCKLEY	D J Buckley	8 Nobska Way
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#### Property information



#### MAP FOR REFERENCE ONLY NOT A LEGAL DOCUMENT

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 11/04/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



**W** Instructions to Registrars

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N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

**CERTIFICATION OF SIGNATURES**

We certify that ( 12 ) Twelve  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Percy J. Holmes*  
Registrars of Voters of the Town of Nantucket



X

## Citizen Warrant Article

### Primary Sponsor

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET, MA 02554  
Email: C2ABINALINDA@COMCAST.NET  
Phone #: 508-221-0432

Warrant Article Title: RE ACQUISITION - 2-12ft WIDE-WAY S-  
NOBADER WAY

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



## ARTICLE

## (Real Estate Acquisition: Two (2) 12-foot Wide Ways - Nobadeer Way)

To see if the Town will vote to authorize the Select Board to acquire by purchase, gift or eminent domain for public way, drainage, general municipal purposes, and/or the purposes of conveyance, the fee title or lesser interests in all or any portions of the two (2) 12-foot-wide ways shown on Land Court Plan 16514-F dated February 25, 1954, both running westerly from Macy Lane (aka Airport Road) to their terminus. The northerly Way runs 600.65 feet and the southerly Way runs 679.43 feet,

Or to take any other action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 1. Linda Williams		6 S. PASTURE LN
✓ 2. Ewan Gerardi	Ewan Gerardi	6 S. PASTURE LN
✓ 3. Laura Lombard	Laura Lombard	22 Field Ave
✓ 4. Leigh M. Ramos	Leigh M Ramos	20 Hummock Pond Rd
✓ 5. Ramo Lopez	Ramo Lopez	14 B Pigeon Way
✓ 6. Steven Cohen	Steven Chen	21 Flintlock Rd
✓ 7. Jennifer Cohen	Jennifer Cohen	21 Flintlock Rd
✓ 8. Politsa Mitrakiera	Politsa Mitrakiera	60 Windy Way
✓ 9. Rebecca Devine	Rebecca Devine	18 York Street
✓ 10. Kimberly Gordin	Kimberly Gordin	15 B Pine Tree Rd.
✓ 11. John B. Brescher	John B Brescher	31 Somerset Lane
✓ 12. Alexandra LaFayette	Alexandra LaFayette	5 Atlantic Ave
13. Karin F. Dale	Karin F Dale	7 Sesayana Rd
14. Bryan Sam	Bryan Sam	19 Friendship Lane

Nov. 15, 2021  
2:06 pm.  
W. Holmes



	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
15.	Holly Visco	Holly Visco	22 Academy Way
16.	Holly Ferrandos	Holly Ferrandos	5A Green Meadows Drive
17.	Patricia Holstad	Patricia Holstad	25 BLUEBERRY ROAD
18.	DAVID J. BUCKLEY	DB	8 NORRIS WAY
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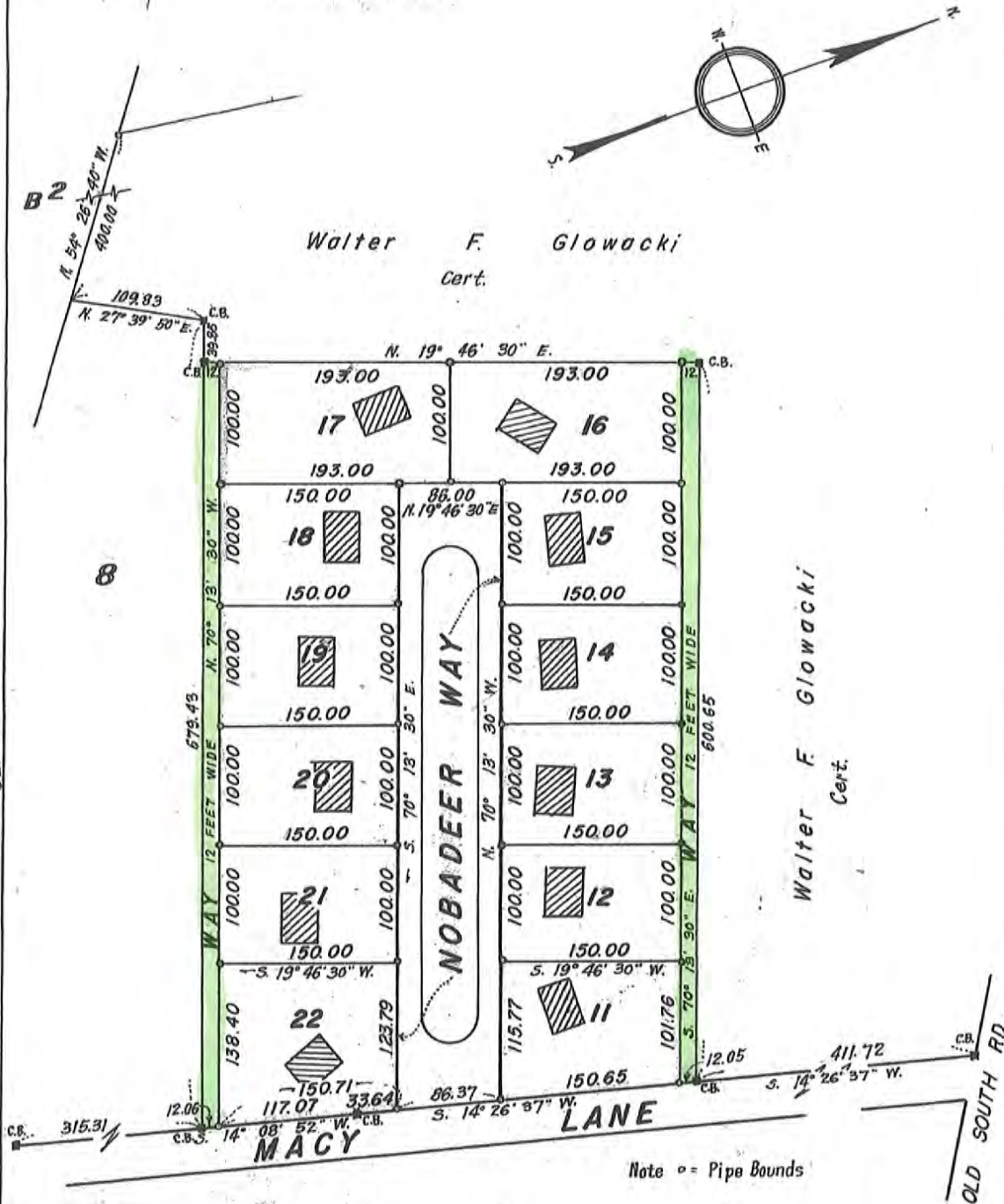
X

16514<sup>F</sup>

SUBDIVISION PLAN OF LAND IN NANTUCKET

Josiah S. Barrett, Engineer

February 25, 1954



SEP 22 1954

This plan filed with Certificate No. 3601

Subdivision of part of Lot 7  
Shown on plan 16514<sup>E</sup>  
Filed with Cert. of Title No. 3597  
Registry District of Nantucket County

Separate certificates of title may be issued  
for Lots 11 thru 22 as shown hereon  
By the Court

MAR. 3, 1954

Recorder.

Copy of part of plan  
filed in  
LAND REGISTRATION OFFICE  
MAR. 3, 1954  
Scale of this plan 100 feet to an inch  
W. T. Fairclough, Engineer for Court J.



X Instructions to Registrars

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W B wrong district or community.

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(at least three Registrars= names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Nancy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



**Citizen Warrant Article***Primary Sponsor*

Name: LINDA WILLIAMS  
Address: PO BOX 1446, NANTUCKET MA 02554  
Email: C2ARINALINDA@COMCAST-NET  
Phone #: 508-221-0432

Warrant Article Title: RE CONVEYANCE - 2 - 12 FT WIDE WAYS -  
NO BADEER WAY

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



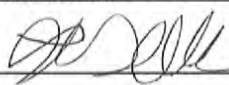

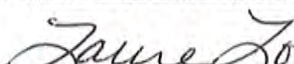
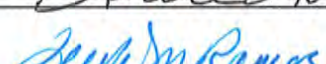








## ARTICLE \_\_\_\_\_

## Real Estate Conveyance: Two (2) 12-foot Wide Ways - Nobadeer Way

To see if the Town will vote to authorize the Select Board to sell, convey or otherwise dispose of the fee or lesser interests in all or any portion of property shown as two (2) 12-foot-wide ways shown on Land Court Plan 16514-F dated February 25, 1954, both running westerly from Macy Lane (aka Airport Road) to their terminus, as shown on the plan attached hereto, subject to Chapter 30B of the Massachusetts General Laws and guidelines established under the "Nantucket Yard Sales" program on file at the Select Board's Office. Such disposition to be on such terms and conditions as the Select Board may deem appropriate, which may include the reservation of easements and restrictions. The northerly Way runs 600.65 feet and the southerly Way runs 679.43 feet,

Or take any action related thereto.

(Linda Williams)

NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
✓ 1. LINDA WILLIAMS		6 S. PASTURE LN
✓ 2. EVAN GERARDI		6 S. PASTURE LN
✓ 3. LAURA LOMBARD		22 FIELD AVE
✓ 4. LEIGH M RAMOS		20 HAMMOCK PKED RD
✓ 5. RAYNO VOYLES		14 LIPNEY WAY
✓ 6. STEVEN COHEN		21 FLINTLOCK RD
✓ 7. JENNIFER COHEN		21 FLINTLOCK RD.
✓ 8. RALITSA MITRAKIEVA		66 WINDY WAY
✓ 9. REBECCA DUNN		18 YORK STREET
✓ 10. KIMBERLY GENTILE		15B PINE TREE RD.
✓ 11. John B. Brock BRECKEE		31 SUMMIT LN SOMERSET
✓ 12. ALEXANDRA LAFAYETTE		5 ATLANTIC AVE



11-15-21

2:45

	NAME (PRINT)	SIGNATURE	RESIDENTIAL ADDRESS
13.	Kevin F. Dale	K. Dale	7 Sesayana Rd
14.	Bryan Swann	Bryan Swann	19 Friendship Ave
15.	Holly Visco	Holly Visco	2 Zebony Way
16.	Holly Fernandes	Holly Fernandes	5A Green Mountains Drive
17.	PATRICIA A. HALSTED	Patricia A. Halsted	25 BREWSTER ROAD
18.	DAVID J BUCKLEY	DJB	8 NOBSKA WAY
19.			
20.			
21.			
22.			
23.			
24.			
25.			
26.			
27.			
28.			
29.			



Copy of part of plan  
filed in  
**LAND REGISTRATION OFFICE**  
MAR. 3, 1954  
Scale of this plan 100 feet to an inch.  
W. T. Fairclough, Engineer for Court.



Y Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

CERTIFICATION OF SIGNATURES

We certify that ( 12 ) Twelve  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Nancy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

11-15, 2021  
12:50pm

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	W P	III
Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)		Now Living At (Street and Number)	a r e d c 0 1	PRINTED NAME
1		1 Farmer St	0 1	K.L. BEAUGRAND
2		57 Sun Nevers Rd.	0 1	Neville Richens
3		254 Polpis Rd	0 1	STACEY STUART
4		5 SEIKINNOW PL.	0 1	HUDSON HOLLAND III
5		31 Hooper Farm Rd	0 1	Rebecca Miller
6		20 Tivona Way	0 1	Gline L. O'Shea
7		8 Vespa Lane	0 1	DAWN E HILL
8		2 HENDERSONS DR	0 1	Brooke S. Mohr
9		6 S. PASTORE LN	0 1	LINDA WILLIAMS
10		4 Eagleswing Way	0 1	ALLEN B. REINHARD
11		20 New S. OCEAN	0 1	LEE W SAPERSTEIN
12		12 Toms Way P.O. Box 717	0 1	Jan B Miller
13		56 Hummock Pond Road	0 1	Brian Sullivan
14		6 S. PASTORE LN	0 1	LINDA WILLIAMS
15			0 1	
16			0 1	
17			0 1	
18			0 1	
19			0 1	
20			0 1	

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W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (13) signatures checked thus ✓ are names of voters of the Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed and stamped below)

Registrars of Voters of the Town of Nantucket



### **Appropriation: Fiscal Year 2023 Community Preservation Committee**

To see if the Town will vote to act on the report of the Community Preservation Committee on the Fiscal Year 2023 Community Preservation Budget and to appropriate or reserve for later appropriation monies from the Community Preservation Fund annual revenues or available funds for the administrative and operating expenses of the Community Preservation Committee, the undertaking of Community Preservation Projects and all other necessary and proper expenses for the year.

<b>Purpose</b>	<b>Amount</b>
<b><u>Historic Preservation</u></b>	
<b>First Congregational Church-Old North Vestry</b> Restore the plaster and painting on the ceiling, walls, and trim of the interior of the Old North Vestry	\$317,296
<b>First Congregational Church – Bennett Hall</b> Preserve the building envelope of Bennett Hall including the rotting exterior trim, doors and siding	\$ 84,571
<b>Landmark House- Nantucket Community Service Inc.</b> To remove and restore all sidewall shingles on both buildings and to construct a new curved stairway to match existing design and codes.	\$259,500
<b>Nantucket Housing Authority, Miacomet Village</b> To preserve the structural integrity of the exterior envelope of the buildings at 1 and 3 Benjamin Drive to protect the housing structures from future injury, harm or destruction.	\$342,367
<b>Sconset Trust Inc.-Phase II Preservation of Lighthouse</b> Historically appropriate restoration of interior and exterior surfaces, the iron anchors, ships ladder and the staircase to preserve the distinctive materials, features and colors for its continued use as a US Coast Guard navigational aid one of the oldest lighthouses operational in the United States.	\$251,100
<b>Nantucket Island School of Design &amp; the Arts, Grant IV</b> Remediation and repair to the silos to ensure structural integrity utilizing a structural engineer, Silo Specialist and contractor, including the silo floor platforms for each of the silos; \$97,750; utilizing the structural engineer and contractor to remediate damage from groundwater under the Long Shed including the back walls, support beams and cement floors. \$50,955	\$148,705
<b>Sub-total</b>	<b>\$1,403,539</b>



**\$157,409 of the funds to be used in this category are from the undesignated reserves and the balance of the funds are from the Community Preservation surcharge, interest and the State matching funds.**

### **Community Housing**

#### **Nantucket Interfaith Council**

Nantucket rental assistance program, housing and rental assistance to low and moderate-income Nantucket working families \$275,000

#### **Town of Nantucket**

Funds to pay the interest and principal of the Five Million Bond authorized at the 2019 Nantucket Town meeting to pay the cost of acquiring land, which may include buildings thereon, for the development of affordable housing and to pay cost of designing, constructing, reconstructing and equipping affordable housing. \$350,000

#### **Town of Nantucket**

Funds to pay the first year's interest and principal of the Five Million Bond to be authorized at the 2022 Nantucket Town meeting to pay the cost of acquiring land, which may include buildings thereon, for the development of affordable housing and to pay cost of designing, constructing, reconstructing and equipping affordable housing. \$350,000

**Sub-total \$975,000**

**\$160,000 of the funds utilized in this category are from the undesignated reserves and the balance of the funds are from the Community Preservation surcharge, interest and the State matching funds.**

### **Open Space Conservation/Recreation**

#### **Nantucket Racket Sports Association**

Complete the building of seven new courts; four additional pickle ball and three new tennis courts; 2 viewing areas, a hitting wall and bathrooms. \$980,000

#### **Sustainable Nantucket Community Farm Institute, phase VI**

Funds for creation of deer fencing, new well and pump for irrigation for back of farm and fruit and berry orchard, including extension of farm electrical system and plumbing infrastructure, split rail fence and vegetative screening to protect other areas of the farm. \$59,850



<b><u>Sub-total</u></b>	<b>\$1,039,850</b>
-------------------------	--------------------

**\$152,900 of the funds utilized in this category is from the Open Space reserves with the balance of the funds to be used in this category from the Community Preservation surcharge, interest and the State matching funds.**

**Administrative**

**Community Preservation Committee**

Administrative and operating expenses	\$150,000
---------------------------------------	-----------

<b><u>Sub-total</u></b>	<b>\$150,000</b>
-------------------------	------------------

**All the funds to be used in this category are from the Community Preservation surcharge, interest and the State matching funds.**

<b><u>TOTAL</u></b>	<b>\$3,568,389</b>
---------------------	--------------------

**All amounts to be appropriated from the following sources:**

<b><u>SOURCES</u></b>	<b><u>AMOUNT</u></b>
Raised and appropriated from FY 2021 Community Preservation Surcharge	\$2,478,000
From State matching funds for FY 2023, to be received in 2022	\$ 600,000
From Interest	\$ 20,000
From designated reserves for Open Space	\$ 152,900
From Undesignated Reserves	\$ 317,489
<b><u>Total Revenues</u></b>	<b>\$ 3,568,389</b>

For fiscal year 2023 Community Preservation Purposes with each item considered a separate appropriation to be spent by the Community Preservation Committee.

Provided however, that the above expenditures may be conditional on the recording of appropriate historic preservation restrictions for historic resources, open space restrictions for open space resources, recreational restrictions for recreational resources and for affordable housing restrictions for community housing; running in favor of an entity authorized by the Commonwealth to hold such restrictions for such expenditures; meeting the requirements of Chapter 184 of the General Laws pursuant to Section 12 of the Community Preservation Act.

Kenneth Beaugrand, et al.



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	I	II	W	P	III
	C h e c k Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	a r r e c d e d	r e c o r d	PRINTED NAME
1	<input checked="" type="checkbox"/> <i>K.C. Beal-Grand</i>	1 FARMER ST	0	1	K. C. BEAL-GRAND
2	<input checked="" type="checkbox"/> <i>Neville Richer</i>	57 Tom News Rd	0	1	Neville Richer
3	<input checked="" type="checkbox"/> <i>Stacey Stuart</i>	254 Polpis Rd	0	1	STACEY STUART
4	<input checked="" type="checkbox"/> <i>Hudson Holland III</i>	5 SEIKINNEW PLACE	0	1	HUDSON HOLLAND III
5	<input checked="" type="checkbox"/> <i>Rebecca Miller</i>	31 Hooper Farm Rd	0	1	Rebecca Miller
6	<input checked="" type="checkbox"/> <i>Guendal Stiles-Scarlett</i>	20 TOWN WAY	0	1	GUENDAL STILES-SCARLETT
7	<input checked="" type="checkbox"/> <i>Bridle S. Morse</i>	2 Henderson's Dr.	0	1	BRIDLE S. MORSE
8	<input checked="" type="checkbox"/> <i>Dawn E Hill Holdgate</i>	8 Vesper Ln.	0	1	DAWN E HILL HOLDGATE
9	<input checked="" type="checkbox"/> <i>Linda Williams</i>	6 S. PASTURE LN	0	1	LINDA WILLIAMS
10	<input checked="" type="checkbox"/> <i>Alfred B Reinhard</i>	4 Eaglewing Way	0	1	ALFRED B. REINHARD
11	<input checked="" type="checkbox"/> <i>Lee W Saperstein</i>	20 NEW ST. OZESSE	0	1	LEE W SAPERSTEIN
12	<input checked="" type="checkbox"/> <i>Jane B Miller</i>	12 Toms Way P.O. 717	0	1	Jane B. Miller
13	<input checked="" type="checkbox"/> <i>Brian Sullivan</i>	56 Hummock Pond Road	0	1	BRIAN SULLIVAN
14			0	1	
15			0	1	
16			0	1	
17			0	1	
18			0	1	
19			0	1	
20			0	1	

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S B unable to identify signature or address as that of

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T B already signed this petition.

CERTIFICATION OF SIGNATURES

We certify that ( 12 ) Twelve  
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Town of Nantucket and are qualified to sign this petition.

(at least three Registrars= names must be signed or stamped below)

*Jane M. Coffey*  
*Carolyn A. Gould*  
*Nancy Z. Holmes*  
Registrars of Voters of the Town of Nantucket



CPC Warrant Article re \$5,000,000 bond

(Appropriation: Affordable Housing Trust Fund)

To see if the Town will appropriate a sum of money to pay costs of acquiring land, which may include any buildings thereon, for the development of affordable housing, and also to pay costs of designing, constructing, reconstructing and equipping affordable housing, all of which shall be undertaken in conjunction with the Town's Affordable Housing Trust, and for the payment of all other costs incidental and related thereto and to determine whether this amount should be raised by taxation, transfer from available funds, borrowing or otherwise, and, further, to authorize the Town to enter into leases, subleases and any other similar arrangements with the Town's Affordable Housing Trust, or take any other action relative thereto



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

DATE and TIME this paper received by  
RegistrarsNov. 15, 2021  
N. Holmes 2:57 pm

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
	C Signatures to be made in h person with name e substantially as registered c (except in case of physical k disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c 1
1	✓ K.L. Beaugrand	1 Farmer St	0	1
2	✓ Neville Richer	57 Tom Newers Rd	0	1
3	✓ Stacey Stuart	254 Polpis Rd	0	1
4	✓ Hudson Holland III	5 SEIKINNOW PLACE	0	1
5	✓ Rebecca Miller	31 Hooper Farm Rd	0	1
6	✓ Gena L. Stokes	20 Ticoma Way	0	1
7	✓ Dawn E. Holdgate	6 Jasper Ln.	0	1
8	✓ Brooke S. Mohr	2 Hendersons Dr.	0	1
9	✓ Linda Williams	6 S. PASTORE LN	0	1
10	✓ Allen B. Reinhard	4 Eagleswing Way	0	1
11	✓ Lee W. Saperstein	20 NEW ST. 02554	0	1
12	✓ Jane B. Miller	12 Toms Way P.O. 717 02554	0	1
13	✓ Brian Sullivan	56 HUMMUCK POND RD	0	1
14			0	1
15			0	1
16			0	1
17			0	1
18			0	1
19			0	1
20			0	1

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(at least three Registrars= names must be signed or stamped below)

James M. Coffin  
Carolyn A. Gould  
Nancy A. Holmes  
Registrars of Voters of the Town of Nantucket



## **Fiscal Year 2022 Budget Transfers; Community Preservation Committee**

To see what sums the Town will vote to transfer into the Community Preservation Committee reserved and unreserved fund balances to turn back the unspent remainder of projects approved in prior fiscal years so that it is available for future appropriations.

FROM	TO	AMOUNT
Article 37 ATM 2018	Fiscal year 2023	\$3,300.00
Nantucket Atheneum	Community Preservation Committee	
Oil Painting Restoration	Community Historic Preservation reserved	
	Fund balance	
<b>Total Transfers to Community Historic Preservation Reserved</b>		
	<b>fund balance</b>	<b>\$3,300.00</b>
<b>Total transfers back to Community Preservation</b>		
	<b>Reserved Fund Balances</b>	<b>\$3,300.00</b>



## Citizen Warrant Article

*Primary Sponsor*

Name: CLIFFORD WILLIAMS  
Address: 18 WILLIAMS ST. NANTUCKET, MA 02554  
Email: CLIFFACK @ yahoo.com  
Phone #: 508-360-5165

Warrant Article Title: BY-LAW AMENDMENT - BOARD OF SEWER  
COMMISSIONERS / SEWER DISTRICT MAY -  
CHANGE - 44 SKYLINE DRIVE  
To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



Nov. 15, 2021  
H. J. Holmes 3:15 pm

## ARTICLE

### (Bylaw Amendment: Board of Sewer Commissioners/Sewer District Map Change: 44 Skyline Drive)

To see if the Town will vote to amend Chapter 41 (Board of Sewer Commissioners), Section 41-3A (Town Sewer District) of the code of the town of Nantucket by adding the following property, currently outside of the district:

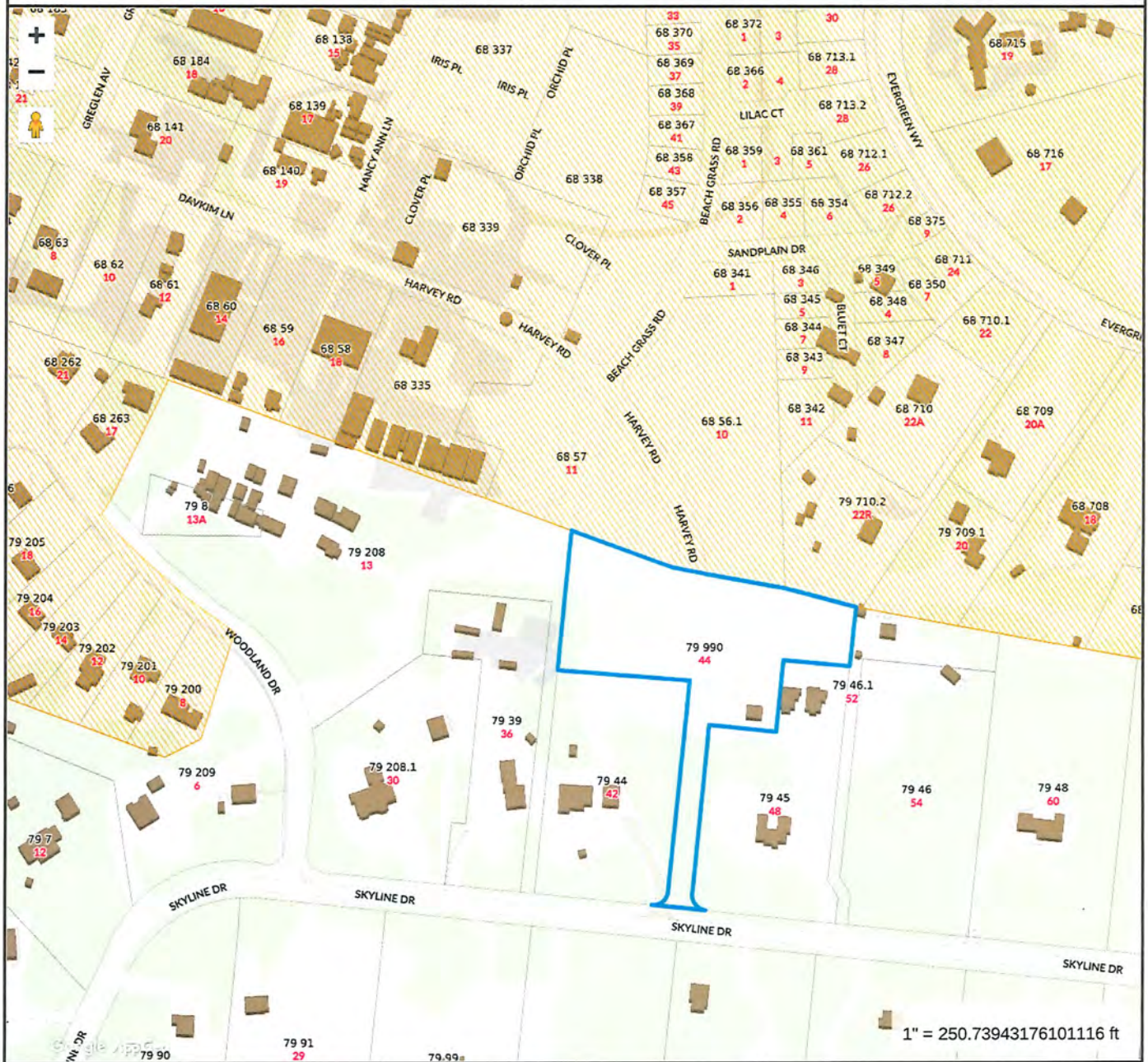
Map	Lot	Number	Street
79	990	44	Skyline Drive

All as shown on the attached map.

Or to take any other action related thereto.

*(Clifford Williams)*



**Property Information**

Property ID 79 990  
 Location 44 SKYLINE DR  
 Owner *WILLIAMS*



**MAP FOR REFERENCE ONLY  
 NOT A LEGAL DOCUMENT**

Town and County of Nantucket, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 11/04/2021  
 Data updated Jan. 2021

Print map scale is approximate.  
 Critical layout or measurement  
 activities should not be done using  
 this resource.



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

11-15-21  
3:15

SIGNERS' STATEMENT We are qualified voters of the Commonwealth of Massachusetts and of the Town of Nantucket.

## INSTRUCTIONS TO SIGNERS:

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I		II	III			
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d	P r e c o d	PRINTED NAME
1	✓	Clifford Williams	18 Williams St	0	1	Clifford Williams
2	✓	Ellen Mayo	2 Surfside Dr	0	1	Ellen Mayo
3	✓	Linda Williams	6 S. PASTOR LN	0	1	LINDA WILLIAMS
4	✓	Evan Gerardi	6 S. PASTOR LN	0	1	Evan Gerardi
5	✓	Laura Lombardi	22 Field Ave	0	1	Laura Lombardi
6	✓	Leigh M. Ramos	20 Hummock Pkwy	0	1	Leigh M. Ramos
7	✓	Steven Cohen	14 ASPEY WAY	0	1	Steven Cohen
8	✓	Steven Cohen	21 FLINTLOCK RD	0	1	Steven Cohen
9	✓	Kimberly Gertin	21 Flintlock Rd.	0	1	Kimberly Gertin
10	✓	Rachsa Mitrakiev	66 Windy Way	0	1	Rachsa Mitrakiev
11	✓	Rebecca Devine	18 York Street	0	1	Rebecca Devine
12	✓	Kimberly Gertin	15B Pine Tree Rd	0	1	Kimberly Gertin
13			31 Somerset S. B. Brook	0	1	S. B. Brook
14		Alexandra Lafegler	5 Atlantic	0	1	Alexandra Lafegler
15		Kevin F. Dale	7 Sesayana	0	1	Kevin F. Dale
16		Bryan Swann	19 Fennelshot Lane	0	1	Bryan Swann
17		Holly V. Fernandes	2 Zedern Way	0	1	Holly V. Fernandes
18		Holly V. Fernandes	5A Green Meadows Drive	0	1	Holly V. Fernandes
19		PATRICIA A. HALSTED	725 BLAUSTEIN ROAD	0	1	PATRICIA A. HALSTED
20		DAVID BUCKLEY	8 Nolska Wy	0	1	DAVID BUCKLEY

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T B already signed this petition.

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(at least three Registrars= names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Percy J. Holmes*

Registrars of Voters of the Town of Nantucket



## Citizen Warrant Article

*Primary Sponsor*

Name: CLIFFORD WILLIAMS  
Address: 18 WILLIAMS ST. NANTUCKET, MA 02554  
Email: CLIFFACK@YAHOO.COM  
Phone #: 508-360-5165

Warrant Article Title: ZONING MAP CHANGE - LOG-2 TO R-5  
OR CN-44 SKYLINE DRIVE

To see if the Town will vote to (may attach body of article on separate page):

; or otherwise act thereon.



Nov. 15, 2021  
W2 Holmes  
3:14 p.m.

## ARTICLE\_\_\_\_

(Zoning Map Change: LUG-2 to R-5 or CN - 44 Skyline Drive)

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Limited Use General-2 (LUG-2) zoning district into either the Residential-5 (R-5) or Commercial Neighborhood (CN) zoning district:

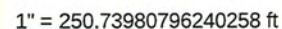
Map	Lot	Number	Street
79	990	44	Skyline Drive

All as shown on the attached map.

Or to take any other action related thereto.

*(Clifford Williams)*





### Property Information

Property ID 79 990  
Location 44 SKYLINE DR  
Owner WILLIAMS TR



MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT

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Geometry updated 11/04/2021  
Data updated Jan. 2021

Print map scale is approximate.  
Critical layout or measurement  
activities should not be done using  
this resource.



## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

To see if the Town will vote to:

11-15-21

3:14

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I		II	III		
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W P a r r e c d c  o l	PRINTED NAME
1	✓	Clifford Williams	18 Williams St.	0 1	Clifford Williams
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3	✓	Linda Williams	6 S. PASTURE LN	0 1	LINDA WILLIAMS
4	✓	Evan Gerardi	6 S. PASTURE LN	0 1	Evan Gerardi
5	✓	Lauren Lombardi	22 Field Ave	0 1	Lauren Lombardi
6	✓	Lugh M Ramos	20 Hummock Road	0 1	Lugh M Ramos
7	✓	Phao Voyages	14 W Paeys Way	0 1	Phao Voyages
8	✓	Steven Cohen	21 Flintlock Rd	0 1	Steven Cohen
9	✓	Jennifer Cohen	21 Flintlock Rd.	0 1	Jennifer Cohen
10	✓	Ralitsa Mitrakieva	66 Windy Way	0 1	Ralitsa Mitrakieva
11	✓	Rebecca Devine	18 York Street	0 1	Rebecca Devine
12	✓	Kimberly Gerardin	15 B Pine Tree Rd	0 1	Kimberly Gerardin
13	✓	John B Brush	31 Somerset Ln	0 1	John B Brush
14	✓	Alexandra LaFleur	5 Atlantic	0 1	Alexandra LaFleur
15	✓	Kevin F. Dale	7 Seaplane Rd	0 1	Kevin F. Dale
16	✓	Bryan Swan	19 Friendly Ave	0 1	Bryan Swan
17	✓	Holly Viscio	22 Auburn Way	0 1	Holly Viscio
18	✓	Holly Fernandes	5A Briarwood Drive	0 1	Holly Fernandes
19	✓	Patricia A. Halsten	25 Brewster Road	0 1	PATRICIA A. HALSTEN
20	✓	David J Buckley	2 Nobiska Way	0 1	DAVID J BUCKLEY

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N B no such registered voter at that address.

S B unable to identify signature or address as that of

W B wrong district or community.

T B already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (20) Twenty  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this petition.

(at least three Registrars' names must be signed or stamped below)

Carolyn A. Gould

Nancy Z. Holmes

James M. Coffey

Registrars of Voters of the Town of Nantucket



**Citizen Warrant Article***Primary Sponsor*

Name: Tobias Glidden  
Address: 22 Rugged Road  
Email: integrity11@gmail.com  
Phone #: 508-901-1785

Warrant Article Title: Protecting Rights to Short-Term Rentals

To see if the Town will vote to (may attach body of article on separate page):

*See attached.*

; or otherwise act thereon.



**ARTICLE \_\_**  
**Protecting Rights to Short-Term Rentals**  
**(Zoning Bylaw)**

**PREAMBLE:**

Tourism has been a pillar of the Nantucket economy for decades. Generations of Nantucket families have made or supplemented their incomes by welcoming and serving visitors in many ways, including renting their homes. However, a recent Massachusetts Supreme Judicial Court decision (*Styller v. Lynnfield*) threatens the ability of Nantucket residents to rent their homes on a short-term basis (stays of less than 30 days). In the *Styller* decision, the state's highest court ruled that zoning bylaws, such as Nantucket's, do not allow short-term rentals in residential zoning areas.

In order to address the impact of the *Styller* decision, this zoning article clearly defines and protects residents' rights to short-term rent their homes. It ensures that Nantucket residents can continue to short-term rent their own property even in residential zoning areas. This article also clearly allows for seasonal residents to short-term rent, while discouraging the conversion of neighborhood homes into purely commercial short-term rental businesses by off-island corporate investors. This article only applies to short-term stays – any rental of one month or longer is not affected.

The purpose of this article is to protect Nantucket homeowners, while also seeking to protect our neighborhoods and housing. We can do that by helping to manage and sustain economic growth and honor our tourism tradition by preserving our community's character.

**ARTICLE:**

To see if the Town will vote to amend the Zoning Bylaws by amending Chapter 139 as follows, and further to authorize the Town Clerk to make non-substantive, ministerial revisions to the numbering of this bylaw in order that it be in compliance with the numbering format of the Code of the Town of Nantucket; or to take any other action relative thereto.

(Original in black with changes shown in red)

**§139-2 DEFINITIONS AND WORD USAGE**

**SHORT TERM RENTAL**

Any rental of a residential dwelling unit, or of a bedroom within a dwelling unit, in exchange for payment, as residential accommodations for a duration of less than thirty (30) consecutive days.

**§139-15 ACCESSORY USES**

In addition to the principal buildings, structures and uses permitted in a district, there shall be allowed in that district as accessory uses, such activities as are subordinate and customarily incident to such permitted uses.



Short-Term Rentals shall be permitted as Accessory Uses in all residential districts (R-1, SR-1, ROH, SOH, R-5, R-5L, R-10, R-10L, SR-10, R-20, SR-20, R-40, VR, LUG-1, LUG-2, LUG-3, MMD) as follows: (1) Residents may use their primary residence for Short-Term Rentals by right; and (2) as of January 1, 2023, non-Residents may use their dwelling units for Short-Term Rentals upon issuance of a Special Permit from the Zoning Board of Appeals upon a finding that the proposed Short-Term Rental is an Accessory Use as defined in this Bylaw. As of January 1, 2023, all other use of Short-Term Rentals in residential districts is prohibited. For the purposes of this provision, a "Resident" is a person whose primary residence is Nantucket as determined by federal tax filings.



Nov-15-2001 3:31pm  
N. Holmes

# ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.  
Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I			II		III	
	C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r r e n t d i s t r i c t	P r e c e d e n t	PRINTED NAME
1	✓	T. Midden	22 Rugged Rd	0	1	Tobias Glidden
2				0	1	
3	✓	Leslie W. Forbes	19 LONG POND DR	0	1	LESLIE W. FORBES
4	✓	MATTHEY WARD	4A Selma St.	0	1	MATTHEY WARD
5	✓		15 Main St	0	1	JOHN SYLVIA
6	✓		29 PINE ST	0	1	USA BOTTIGELLI
7	✓		10 Cherry St	0	1	Patricia Wright
8	✓		5 Skyline Drive	0	1	Peter A. Parant
9	✓	Rick Atherton	48 Squam Road	0	1	Rick Atherton
10	✓		1 Massasoit Bridge	0	1	JULIA LINDNER
11	✓	Linda S. Holland	29 Broadway	0	1	Linda S. Holland
12	✓	Susan K. Coffin	23 Sherburne Lane	0	1	Susan K. Coffin
13	✓		2 Hussey Street	0	1	Scott T O'Leary
14	✓		11 Bluebird Ln.	0	1	CRISS TROAST
15	✓	Jeff	50-52 Cliff	0	1	Matthew Jeff

## Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check thus ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

N no such registered voter at that address.

S unable to identify signature or address as that of

W wrong district or community.

T already signed this petition.

## CERTIFICATION OF SIGNATURES

We certify that (13) THIRTEEN  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

James M. Coffin  
Carolyn A. Gould  
Nancy Z. Holmes  
Registrars of Voters of the Town of Nantucket



DATE and TIME this paper  
received by Registrars

## ANNUAL TOWN MEETING - CITIZEN'S ARTICLE

10 signatures (minimum required) of voters registered in Nantucket and certified by the Town Clerk.

Additional signature pages may be attached.

PETITIONERS: We, the undersigned registered voters of the Town of Nantucket, hereby petition the Select Board pursuant to Massachusetts General Law Chapter 39, Section 10, to include the following Article in the Warrant for the Annual Town Meeting to be held on \_\_\_\_\_.

INSTRUCTIONS TO SIGNERS: Your signature should be written as substantially as registered. If you are prevented, by physical disability, from writing you may authorize some person to write your name and residence in your presence.

I		II	III	
C h e c k	Signatures to be made in person with name substantially as registered (except in case of physical disability as stated above)	Now Living At (Street and Number)	W a r d 0	P r e c t 1
1			0	1
2	<i>Kelly Steffen</i>	32 Hummock Pond Rd	0	1
3	<i>[Signature]</i>	29 Quaise Rd	0	1
4			0	1
5			0	1
6			0	1
7			0	1
8			0	1
9			0	1
10			0	1
11			0	1
12			0	1
13			0	1
14			0	1
15			0	1

### Instructions to Registrars

You must time-stamp or write in date and time these papers are received.

Check this ✓ against the name of qualified voter to be certified.  
For names not certified, use the codes opposite.

- N no such registered voter at that address.  
S unable to identify signature or address as that of  
W wrong district or community.  
T already signed this petition.

### CERTIFICATION OF SIGNATURES

We certify that ( ) \_\_\_\_\_  
signatures checked thus ✓ are names of voters of the  
Town of Nantucket and are qualified to sign this  
petition.

(at least three Registrars names must be signed or stamped below)

*James M. Coffin*  
*Carolyn A. Gould*  
*Nancy L. Holmes*  
Registrars of Voters of the Town of Nantucket